

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY

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Dear Member,

NOTICE OF MEETING

Notice is hereby given pursuant to Clause 6 of the Charter that a meeting for the GRFMA Board has been called for:

DATE: Thursday 14 April 2022
TIME: 9:45am
PLACE: Host: Adelaide Hills Council
VENUE: Fabrik Arts and Heritage
1 Lobethal Road, Lobethal SA 5241



David E Hitchcock

EXECUTIVE OFFICER



The Barossa Council

Gawler



AGENDA

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY BOARD

ORDINARY MEETING

9:45am Thursday 14 April 2022

Adelaide Hills Council – Venue: Fabrik Arts and Heritage

1. Meeting of the Board

- 1.1 Welcome by the GRFMA Chairperson
- 1.2 Present (please sign the Attendance Register)
- 1.3 Apologies
- 1.4 Appointment of Observers
- 1.5 Declarations of Interest

2. Confirmation of Minutes

- 2.1 GRFMA Ordinary Meeting Minutes.....Page 4
- 2.2 Actions on Previous Resolutions.....Page 10
- 2.3 Matters Arising from the Minutes

3. Questions on Notice

Nil

4. Motions on Notice

Nil

5. Presentations

Nil

6. Audit Committee

Nil

7. Technical Assessment Panel

Nil

8. Reports

- 8.1 Gawler River Flood Mitigation, Department for Environment and Water,
Projects 3 & 4Page 12
- 8.2 Stormwater Management Plan Progress Report.....Page 14
- 8.3 BENPFM Dam Repairs Progress Report.....Page 16

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9. Correspondence

9.1	Light and Adelaide Plains Region Economic Development Authority.....	Page 69
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10. Confidential

11. Urgent Matters Without Notice

12. Next Meeting

- **Date and Time:** Thursday 16 June 2022, 9:45am
- **Host:** The Barossa Council

13. Closure

Agenda Item: 2.1
Committee: Board
Meeting Date: 14 April 2022
Title: GRFMA Ordinary Meeting Minutes

Recommendation:

That the Minutes of the Gawler River Floodplain Management Authority Board meeting held 17 February 2022 be confirmed as a true and accurate record of that meeting.

Refer attached minutes.

MINUTES

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY BOARD

9:45am Thursday 17 February 2022
Via Video Conference

1. Meeting of the Board

1.1 Welcome by the GRFMA Chairperson

Mr Ian Baldwin formally welcomed Board Members, Deputy Board Members, Observers and the Executive Officer and opened the 131st meeting of the Board.

1.2 Present

- Mr Ian Baldwin, Independent Board Member, Chair
- Mr James Miller, Adelaide Plains Council, Board Member
- Cr John Lush, Adelaide Plains Council, Deputy Board Member
- Cr Malcolm Herrmann, Adelaide Hills Council, Board Member
- Mr Ashley Curtis, Adelaide Hills Council, Board Member
- Mayor Bim Lange, The Barossa Council, Board Member
- Mr Gary Mavrinac, The Barossa Council, Board Member
- Mr Andrew Philpott, Light Regional Council, Deputy Board Member
- Cr Paul Koch, Town of Gawler, Board Member
- Mr Sam Dilena, Town of Gawler, Board Member
- Mr Greg Pattinson, City of Playford, Board Member
- Mr David Hitchcock, Executive Officer

1.3 Apologies

- Cr Terry-Anne Keen, Adelaide Plains Council, Board Member
- Cr William Close, Light Regional Council, Board Member
- Mr Brian Carr, Light Regional Council, Board Member
- Cr Peter Rentoulis, City of Playford, Board Member

1.4 Appointment of Observers

Nil

1.5 Declarations of Interest

Nil

2. Confirmation of Minutes

2.1 GRFMA Ordinary Meeting Minutes

GB22/01 **GRFMA Ordinary Meeting Minutes**
Moved: **Cr M Herrmann**
Seconded: **Mr J Miller**

That the Minutes of the Gawler River Floodplain Management Authority Board meeting held 9/12/2021 be confirmed as a true and accurate record of that meeting.

CARRIED UNANIMOUSLY

2.2 GRFMA Confidential Meeting Minutes

GB22/02 **GRFMA Confidential Meeting Minutes**
Moved: **Mr G Pattinson**
Seconded: **Mr A Philpott**

That the Confidential Minutes of the Gawler River Floodplain Management Authority Board meeting held 9/12/2021 be confirmed as a true and accurate record of that meeting.

CARRIED UNANIMOUSLY

2.3 Actions on Previous Resolutions

The actions were noted.

2.4 Matters Arising from the Minutes

Nil

3. Questions on Notice

Nil

4. Motions on Notice

Nil

5. Presentations

Nil

6. Audit Committee

Audit Committee Meeting Minutes

GB22/03 **Audit Committee Meeting Minutes**
Moved: **Cr M Herrmann**
Seconded: **Mr G Mavrinac**

That the Minutes of the Gawler River Floodplain Management Authority Audit Committee meeting held 07/02/2022 be received.

CARRIED UNANIMOUSLY

7. Technical Assessment Panel

Nil

8. Reports

8.1 Gawler River Flood Mitigation, Department for Environment and Water

GB22/04 **Gawler River Flood Mitigation, Department for Environment and Water**

Moved: **Mr A Philpott**

Seconded: **Cr J Lush**

That the GRFMA:

1. *Acknowledges submission of the Preparing Australian Communities Program (PACP) grant application that focuses on strengthening community resilience to flood, in particular raising community awareness of flood risk.*
2. *Notes Constituent Council responses, to date, regarding their position of an in principal support for a cash contribution for projects 3 and 4.*
3. *Authorises the GRFMA Chair, Mr Ian Baldwin, to advise the Gawler River Flood Management Steering Committee on progress of the (PACP) application and the position of Constituent Councils regarding project 3 and 4.*

CARRIED UNANIMOUSLY

Members noted that Constituent Councils each had separate time frames for consideration of matters associated with Projects 3 and 4.

The Executive Officer will advise Ms Cate Hart (Executive Director, Environment, Heritage and Sustainability, Department for Environment and Water) of progress to date and relevant Council responses and offer invitation to attend the April 2022 meeting.

8.2 Records Management

GB22/05 **Records Management**

Moved: **Cr M Herrmann**

Seconded: **Mr G Pattinson**

That the GRFMA notes progress in management and sentencing of GRFMA records.

CARRIED UNANIMOUSLY

8.3 BENPFM Dam Repairs Progress Report

GB22/06 **BENPFM Dam Repairs Progress Report**

Moved: **Cr M Herrmann**

Seconded: **Mr S Dilena**

That the progress report be received.

CARRIED UNANIMOUSLY

Members indicated interest in undertaking an inspection at completed of works.

8.4 GRFMA Strategic Plan and Charter Review 2

GB22/07 GRFMA Strategic Plan and Charter Review 2

Moved: Mr S Dilena

Seconded: Cr P Koch

That the GRFMA:

1. *Receives the report.*
2. *Notes pending response by Constituent Councils on the draft GRFMA Strategic Plan and the separate proposal to establish appropriate principles to be applied in any Constituent Council contribution funding model for major projects.*

CARRIED UNANIMOUSLY

Mr Ian Baldwin, Independent Board Member, Chair, provided feedback on the recent meeting of Constituent Council CEOs to discuss the funding model.

Members noted it is reasonable to consider funding contributions to capital projects on the basis of percentage of tax revenue collections i.e. Commonwealth 80% State 16% and Local Government 4%.

8.5 Financial Report and Budget Review 2

GB22/08 Financial Report and Budget Review 2

Moved: Mr J Miller

Seconded: Cr P Koch

That the GRFMA:

1. *Receives the financial report as at 31 January 2022 showing a balance of \$294,332.80 total funds available.*
2. *Adopts the 2021/2022 Budget Review 2 Documents January 2022 and the variances contained as its amended and current budget for the period ended 30 June 2022.*

CARRIED UNANIMOUSLY

8.6 GRFMA Draft Annual Business Plan and Draft Annual Budget 2022/2023

GB22/09 GRFMA Draft Annual Business Plan and Draft Annual Budget 2022/2023

Moved: Mr S Dilena

Seconded: Mr G Pattinson

That the GRFMA:

1. *Adopts the Draft 2022/2023 GRFMA Annual Business Plan as amended and Draft 2022/2023 Budget.*
2. *Following receipt of Constituent Council feedback, considers adoption of the GRFMA draft Annual Business Plan and Annual Budget at the June 2022 meeting.*

CARRIED UNANIMOUSLY

Amendments related to correction of spelling of Cr Goldstone's name and correct title for Department for Environment and Water.

9. Correspondence

Nil

10. Confidential

Nil

11. Urgent Matters Without Notice

11.1 Cyber security

The Executive Officer will liaise with Town of Gawler to facilitate a secure operating and back up IT process.

12. Next Meeting

Date and Time: Thursday 14 April 2022, 9:45am

Host: Adelaide Hills Council

13. Closure

The Chairperson thanked the members for their attendance and contributions and closed the meeting at 11:02am

Chair _____ Date _____

Agenda Item:	2.2
Committee:	Board
Meeting Date:	14 April 2022
Title:	Actions on Previous Resolutions

Number	Resolution	Action
21/65	<p><i>That the GRFMA:</i></p> <ol style="list-style-type: none"> <i>Notes budget allocation of \$5,000 for continuation of re vegetation of GRFMA land surrounding the Bruce Eastick North Para Flood Mitigation Dam and endorses works as proposed to undertake the next stage (21/22).</i> <i>Requests the Executive officer to:</i> <ol style="list-style-type: none"> <i>Seek quotations for removal of Graffiti at the Bruce Eastick North Para Flood Mitigation Dam and delegates authority to the Executive Officer to undertake the works.</i> <i>Investigate options and costings for placement of security camera surveillance; and that</i> <i>A further report on 2b above be provided at the October 2021 GRFMA Meeting.</i> 	<p>In progress</p> <p>Completed</p> <p>Pursuing options for the camera surveillance</p>
21/97	<p><i>That the GRFMA:</i></p> <ol style="list-style-type: none"> <i>Receives the Minutes of the Gawler River Floodplain Management Authority Audit Committee meeting held 23/11/2021.</i> <i>Endorses:</i> <ol style="list-style-type: none"> <i>the recommendation to initiate a holistic review of all existing GRFMA policies;</i> <i>development of a Public Interest Disclosure Policy and Fraud and Corruption Prevention Policy; and</i> <i>seeking appropriate advice for consideration and adoption.</i> <i>Accepts with thanks, the offer from the Adelaide Plains Council, to assist with considered advice when facilitating the Policy Review.</i> 	In progress
21/99	<p><i>That the GRFMA advises the State Government that the:</i></p> <ol style="list-style-type: none"> <i>GRFMA supports an in principle cash contribution to Project 3 'Flood Warning' on a proportional basis with other State Government agency beneficiaries (including design costs).</i> <i>Final cash contribution amount is to be based on an actual scope of works being provided (with cost estimate) to enable a fair and equitable funding split between all government agencies and GRFMA Councils.</i> <i>GRFMA supports in principle a cash contribution to Project 4 'Lower Gawler River No regrets' the extent of which will be informed by the actual scope and estimated cost of works.</i> 	Noted for reference and item 8.1

Number	Resolution	Action
	<ol style="list-style-type: none"> 4. GRFMA allocates up to \$100,000 from current GRFMA reserve funds as its contribution to the design development of Projects 3 and 4. 5. Actual cost share in relation to Project 4 between GRFMA Councils be on the basis of a contemporary funding model currently in development and under consideration. 6. GRFMA will consult with Constituent Councils by the end of January 2022, on their position of an in principle support for a cash contribution for Projects 3 and 4. 	
21/102	<p><i>That the GRFMA:</i></p> <ol style="list-style-type: none"> 1. Acknowledges that: <ol style="list-style-type: none"> a. Most flood management initiatives within the Gawler River catchment and floodplain are beyond the capacity of Constituent Councils to fund; and b. State and Federal Government engagement and funding support will be required before any such initiatives are to be realised. And that: 2. The scope of the draft GRFMA Strategic Plan be amended to reflect item 1 above; and 3. GRFMA then consult with Constituent Councils seeking their endorsement of the draft Strategic Plan, with the consultation to also seek feedback on the GRFMA Charter Review 2 - Funding Model concept. 	Actioned- Refer Agenda Item 8.4
22/07	<p><i>That the GRFMA:</i></p> <ol style="list-style-type: none"> 1. Receives the report. 2. Notes pending response by Constituent Councils on the draft GRFMA Strategic Plan and the separate proposal to establish appropriate principles to be applied in any Constituent Council contribution funding model for major projects. 	Refer Agenda Item 8.4
Noted	<i>The Executive Officer will liaise with Town of Gawler to facilitate a secure operating and back up IT process.</i>	Yet to initiate

Agenda Item: 8.1**Committee: Board****Meeting Date: 14 April 2022****Title: Gawler River Flood Mitigation, Department for Environment and Water, Projects 3 & 4****Recommendation:****That the report be received.**

At the 17 February 2022 GRFMA meeting members noted that Constituent Councils each had separate time frames (and positions regarding contributions) for consideration of matters associated with Projects 3 and 4.

The Executive Officer was requested to advise Ms Cate Hart (Executive Director, Environment, Heritage and Sustainability, Department for Environment and Water) of progress to date and relevant Council responses and offer invitation to attend the April 2022 meeting.

On 30/03/2022 GRFMA Chair, Mr Ian Baldwin and GRFMA Executive Officer, Mr David Hitchcock, met with Ms Hart to discuss matters relating to the Gawler River Flood Mitigation Program and possible attendance at the 14 April 2022 meeting.

Ms Hart advised that following the recent election and change of government, it would be more beneficial to attend the June 2022 GRFMA meeting.

This will afford opportunity to further understand if there is to be any change of policy position and to also facilitate a timelier update on progress of development of the the investment logic mapping process currently being undertaken for Gawler River Flood Management. These matters can then be included in the proposed discussion regarding projects 3 and 4.

Key initiatives of the investment logic mapping process to date have been:

- finalised the investment logic map;
- convened a technical working group to determine measures and short list options using a multi-criteria assessment; and
- developed a short list of options to further develop into a business case.

See below schedule for the options analysis and Gawler River Flood Management governance, as indication of progress to date and which will be further discussed at the June 2022 GRFMA meeting by Ms Hart.

Details	Date
Confirm synergies between the SMP and Options Analysis	By Wednesday 20 April 2022
ISA presentation to GRFM Business Case Group – Assurance Overview – Options Analysis review process	Wednesday 20 April 2022
ISA Planning Meeting	Friday 22 April 2022
ISA Interview Days	Thursday 28 & Friday 29 April 2022
ISA Report Writing (Review Team)	Monday 2 & Tuesday 3 May 2022
Draft Report provided to ISA for Quality Checking	Wednesday 4 May 2022

Details	Date
Draft Report provided to for Fact Checking	Thursday 5 May 2022
GRFM Steering Committee meeting: <ul style="list-style-type: none"> Verbal update on Options Analysis review Paper on Project 4 Part 2 Update on progress of the PACP grant application 	Thursday 5 May 2022
Respond to ISA review recommendation schedule - Recommendation Action Plan	by Thursday 12 May 2022
ISA report finalised (<i>assuming all target dates achieved</i>)	by Monday 16 May 2022
Out of session update the GRFM Business Case Group and Steering Committee with final ISA report	by Friday 27 May 2022
Presentation to stakeholders, including GRFMA Board	June 2022

Background

GB21/98

The GRFMA advises the State Government that:

- 1. The GRFMA supports an in principle cash contribution to Project 3 'Flood Warning' on a proportional basis with other State Government agency beneficiaries (incl design costs);*
- 2. The final cash contribution amount to be based on an actual scope of works being provided (with cost estimate) to enable a fair and equitable funding split between all government agencies and GRFMA Councils;*
- 3. The GRFMA supports in principle a cash contribution to Project 4 'Lower Gawler River No regrets' the extent of which will be informed by the actual scope and estimated cost of works;*
- 4. That the GRFMA allocates up to \$100,000 from current GRFMA reserve funds as its contribution to the design development of Project 3 and 4;*
- 5. The actual cost share in relation to Project 4 between GRFMA Councils be on the basis of a contemporary funding model currently in development and under consideration; and*
- 6. GRFMA consult with constituent councils by end of January 2022, on their position of an in principle support for a cash contribution for projects 3&4*

Extract from GB21/99

That the GRFMA:

- 1. Agrees to be the proponent for a Preparing Australian Communities Program (PACP) grant application that focuses on strengthening community resilience to flood, in particular raising community awareness of flood risk.*
- 2. Requests GRFMA Board Members to consult with their respective Council CEO and or Executive Management Team to seek commitment of in-kind and or cash contributions to Project 3 and to inform the GRFMA Executive Officer of a response by Thursday 16 December 2021.*

Agenda Item:	8.2
Committee:	Board
Meeting Date:	14 April 2022
Title:	Stormwater Management Plan Progress Report

Recommendation:

That the report be received.

The Gawler River Stormwater Management Project Management meeting 10 was held 15 March 2022.

Key updates provided were:

Planning:

- Modelling results needed to begin work on approval pathways for the top (anticipated three) options.

Modelling:

- DEW's LiDAR survey data for the flood hazard mapping project received, however it only includes one bank, as the other bank has been commissioned separately, and won't be available for a few months more.
- Have assumed that within 2 weeks we will have some initial results, with an estimated further 2 weeks to refine them and make amendments for further main event runs.
- General model runtime is estimated to be around 2-3 days per run based on knowledge of the previous model which was a big quad grid and now it's a relatively fine mesh. However, the critical storms are not thought to be very long durations.
- There may be an issue with the new verified LiDAR data being 300mm higher than the "old" LiDAR, which may or may not affect things.

Main potential "showstopper" items:

- Hydraulic modelling is on the critical path.
- SMA agreement to the SMP catchment. Officer to advise what format information is required to be able to formally agree the catchment.
- Agreement to BCA approach from all stakeholders Hydrology currently underway.

Ecology:

- Have received a second draft, to be completed once modelling results available.

Water Quality – SARDI:

- In progress.

Kaurna Consultation:

- Workshop held 8 March 2022 which was positive. Limited scope to agree anything in time for the SMP, but the ongoing relationship is more important.
- Briefly, the meeting included:
 - Handing over a Cultural Preliminary State of the Catchment report, this is what was used for the stakeholder consultation, with some highlighted notes suggesting changes. Kaurna will review and hopefully will be the beginning of a meaningful discussion.
 - Recognition that this process is probably going to evolve slowly as all parties learn but ideally will end up with a pathway mapped out so the Nations, Water Tech, GRFMA and DEW can all work together through the Gawler SMP project and on into the broader floodplain projects.

Reporting:

- Reporting underway.
- Fine line between consistency with GRUMP and being independent (BCA).

Key Data Sources and client inputs:

- GRUMP report received.
- Water Technology to confirm which GIS layers required and if CoP can supply these.

Project Costs Summary

Total project budget (per GRFMA resolution)	\$185,144
Contract value (original)	\$138,657
Variations approved	\$29,479
Contract value (current)	\$168,136
Proposed variations	\$0
Projected Contract Value (incl approved and proposed variations)	\$168,136
Possible variations	\$12,900
Projected Maximum Contract Value	\$181,036
Previously paid as at 31/1/2022	\$98,432

Note: Stormwater Management Authority funding contribution up to \$100,000 has been approved for the project.

Next Project Management Meeting will be held Tuesday 11 April 2022 at 8:30am.

Agenda Item:	8.3
Committee:	Board
Meeting Date:	14 April 2022
Title:	BENPFM Dam Repairs Progress Report

Recommendation:

That the GRFMA receives the report on progress of contract works for maintenance of the Bruce Eastick North Para Flood Mitigation Dam.

The GRFMA has previously identified and agreed on terms of contract for the preferred tender to undertake repairs to the Bruce Eastick North Para Flood Mitigation Dam.

The works have been structured on the basis of a principle contract to undertake repairs (stage 1) consisting of:

- Draining and desludging the Stilling Basin
- Sand blasting and recoating of the Lower Level Outlet Pipe
- Replacement of handrails at the upstream trash rack
- Remediation of concrete lamination at the trash rack site

Provision for a contract variation was also facilitated to undertake replacement of four baffle blocks within the stilling basin (as approved).

Following approval from consulting engineers SMEC, commencement of the variation occurred on 2 February 2022.

The cost of the repair works (ex GST), as approved, are:

• Contract preparation and documentation	\$ 4,500
• Contract works	\$554,562
• Inspection Test Plan	\$ 4,275
• Site supervision and quality inspection	\$ 47,700
• Water flow design	\$ 5,000

Total	\$616,037

Refer to the 17 February 2022 GRFMA meeting agenda item 8.3 for further detail.

Work completed to date

- ✓ Stilling basin drained and de-sludged 19 January 2022
- ✓ Inspection of stilling basin floor and inspection by SMEC January 2022
- ✓ Confirmation of Baffle Block design IFC and construction drawings provided 2 February 2022
- ✓ Variation to commence baffle block construction agreed 2 February 2022
- ✓ Sandblasting and painting of the LLOP 3 February 2022
- ✓ Exposure of reinforcement to secure the baffle blocks 31/3/2022
- ✓ Install rock anchors 31/3/2022
- ✓ Repair of delamination of concrete around Lower level Outlet Pipe intake 31/3/2022
- ✓ Installation of handrails at trash rack 31/3/2022

Payments made to date are \$490,057 and cost forecasts remain within budget.

The most recent onsite inspection was undertaken by the GRFMA Executive Officer on Thursday 31 March 2022.

Works now in progress are:

- Supply and delivery of stainless steel plates for affixing to baffle blocks
- Supply and install drop gate (controls water level in stilling basin)
- Installation of rock anchors and reinforcing mesh, prefabrication, cement pour and form new baffle blocks

Pouring of concrete for formation on the four new baffle blocks is scheduled for Saturday 9 April 2022.

This will complete the project works and demobilisation will occur shortly after.

Tuesday 12/4/2022 would be a suitable date for viewing of completed works.

GRFMA Board Members who are interested in viewing the completed works on 12/4/2022 are invited to contact the Executive Officer to facilitate attendance.

Agenda Item:	8.4
Committee:	Board
Meeting Date:	14 April 2022
Title:	GRFMA Strategic Plan and Charter Review 2

Recommendation:

That:

- 1. Consultation on the GRFMA Strategic Plan be extended to 31 May 2022.**
 - 2. The GRFMA foreshadows intent to adopt the draft Strategic Plan at the 17 June 2022 GRFMA meeting.**
 - 3. The GRFMA notes Constituent Council CEO's will continue discussions on the funding model.**
-

At the 9/12/2021 GRFMA the following resolution was carried:

GB21/10 That the GRFMA:

- 1. Acknowledges that:*
 - a. Most flood management initiatives within the Gawler River catchment and floodplain are beyond the capacity of Constituent Councils to fund; and*
 - b. State and Federal Government engagement and funding support will be required before any such initiatives are to be realised.*

And that:

- 2. The scope of the draft GRFMA Strategic Plan be amended to reflect item 1 above; and*
- 3. GRFMA then consult with Constituent Councils seeking their endorsement of the draft Strategic Plan, with the consultation to also seek feedback on the GRFMA Charter Review 2 - Funding Model concept.*

The following actions have been undertaken to effect the direction of the resolution.

GRFMA Strategic Plan

The Executive Officer has liaised with Jeff Tate Consulting to facilitate the relevant amendments to the Strategic Plan.

Copies of the amended document were provided to Constituent Councils on 21/12/2021. See attached for a copy of the amended draft provided.

Councils were invited to provide feedback on the draft GRFMA Strategic Plan and the separate proposal to establish appropriate principles to be applied in any Constituent Council contribution funding model for major projects.

Informal feedback from Council representatives has noted the importance of the proposal and that Elected Members will require some time to fully consider and determine a view.

In recognition of the above comments from Councils it is recommended that consultation on the Strategic Plan be extended to 31 May 2022 and that GRFMA foreshadow intent to adopt the draft Strategic Plan at the 17 June 2022 GRFMA meeting.

GRFMA Charter Review 2 – Funding Model Concept.

At the 17/2/2022 GRFMA meeting Mr Ian Baldwin, Independent Board Member, Chair, provided feedback on the recent meeting of Constituent Council CEOs to discuss the funding model.

A key outcome of the meeting was members noted it is reasonable to consider funding contributions to capital projects on the basis of percentage of tax revenue collections i.e. Commonwealth 80% State 16% and Local Government 4%.

The GRFMA Executive Officer has now been further advised that Constituent Council CEO's will continue discussions on the funding model with view to reaching a consensus position. This may take some time.

In noting the view of CEOs it is appropriate to reflect on the previously agreed position of:

Where new capital project costs exceed \$1 Million in any given year the GRFMA will enter separate funding arrangements with Constituent Councils and with Federal or State government's or their agencies. This is on the premise that where, or if, GRFMA considered any financial contribution it would be net of Federal and State contributions to any such project.

The current Charter percentage formula contribution for general maintenance to Dam infrastructure remains unchanged.

This identifies that the proposed funding model does not impact or affect the current GRFMA Constituent Council funding agreement.

However, where GRFMA or Constituent Councils agree to effect funding contributions to capital project/s (eg DEW projects 3 & 4) then it will be important to have an agreed and established funding model in place.

Gawler River Floodplain Management Authority

DRAFT CONTENT FOR STRATEGIC PLAN 2021 - 2026

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Version control:

20 May 2021 20210520 GRFMA SP workshop attendees' draft

30 May 2021 20210530 GRFMA SP Board Draft 1 for targetted Board member consideration

7 June 2021 20210607 GRFMA SP Board Meeting Draft

15 December 2021 20211215 GRFMA SP COUNCIL CONSULTATION DRAFT (this version)

First nations acknowledgement

The Gawler River Floodplain Management Authority acknowledges that our Constituent Councils and its current and future infrastructure are located on the traditional country of the Kurna, Ngadjuri, and Peramangk people and pays respect to Elders past and present.

We recognise and respect their cultural heritage, beliefs, and relationship with the land. We acknowledge that they are of continuing importance to the Kurna, Ngadjuri, and Peramangk people living today.

We also extend that respect to other First Nations people.

1. ABOUT THE GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY

The Gawler River Floodplain Management Authority (GRFMA) is a single purpose regional subsidiary formed under s43 of the *Local Government Act 1999* in 2002. Constituent Councils are Adelaide Hills Council, Adelaide Plains Council, The Barossa Council, Town of Gawler, Light Regional Council, and the City of Playford. The primary focus of the Authority is on flood mitigation for the Gawler River which has a long history of flooding, causing damage to private and publicly owned properties.

A Board comprising an independent chair and two members (one being an Elected Member and one being a staff member, with deputy members also appointed when the member is unable to attend meetings) from each Constituent Council is the governing body for the Authority. There is also a Technical Advisory Panel and an Audit and Risk Committee.

Budget revenue is sourced from predetermined “formulae based” financial contributions by the six Constituent Councils, and external funding opportunities.

A part-time contract Executive Officer and part-time contract administrative person are the only ongoing personnel resources, assisted from time to time by staff from the Constituent Councils.

INFOGRAPHIC TO BE INSERTED HERE - MAP OF CATCHMENT, ACHIEVEMENT PROJECTS, SPECIFIC SITES, GENERAL COMMENTARY OF FLOODING RISK ETC

Previous achievements for inclusion

- Construction of the flood control Dam on the North Para (Bruce Eastick North Para Flood Mitigation Dam) in 2007.
- Facilitated Gawler River Open Space Strategy 2008.
- Modification of the South Para Reservoir Dam and spillway in 2012.
- Extensive flood mapping and hydrology reports facilitated.
- Completed the Gawler River 2016 Flood Review.

Strategic projects either underway or planned, including immediate priorities for GRFMA for inclusion

- Deliver the Lower Gawler River flood mitigation measures.
- Commenced the Gawler River Stormwater Management Plan.
- Finalising Gawler River Flood Mitigation Planning (GRUMP).
- Partnering with the SA Government to deliver the 2021/2022 State Budget Gawler River Flood Mitigation initiatives (SA Government funding allocation of \$9m over three years).

2. ABOUT THIS STRATEGIC PLAN

This Strategic Plan has been developed by the GRFMA Board to guide its activities and also communicate its strategic directions and priority actions for the period 2021 to 2026, as well as matters for consideration beyond 2026 (nominally 2036). It follows a flow from **PURPOSE** to consideration of **KEY INFLUENCES** on the Authority's activities, to **STRATEGIC DIRECTIONS** to be followed, to **PRIORITY ACTIONS** aimed at achieving **OBJECTIVES** that support the strategic directions, grouped under three **THEMES**. The flow is described in the following diagram.



Roles

Councils and subsidiary bodies can have different roles depending on legislative requirements and other considerations. The following table provides a broad outline of potential roles.

Role	Description
No role	There is no identified role for the organisation.
Information channel	Information about a service or activity of other bodies is channelled by the organisation through, for example, links to the websites of those bodies.
Advocate	The organisation may advocate to another government (or other organisation) for certain things to happen.
Facilitator	A step further from advocacy where the organisation may join with other parties to work out a solution to an issue affecting the area.
Agent	Typically, this would involve the organisation delivering a service, funded by a government agency, that is, or likely to be regarded as, the responsibility of another government.
Part funder	The organisation either provides funding to another body to meet part of the cost of that body providing a function/service activity, or receives funding from another body (usually a government agency) to meet part of the cost of the organisation delivering the function/service activity.
Asset owner	As the owner (or custodian) of an asset, the organisation has responsibility for capital, operating and maintenance costs.
Regulator	The organisation has a legislated regulatory role for which it is required to fund from its own resources.
Service provider	The full cost (apart from fees for cost recovery, government grants etc) of a service or activity is met by the organisation.

Most relevant to the Authority are the bolded roles of **Advocate**, **Facilitator**, and **Asset Owner** given the (poorly defined) shared responsibility between Local and State Government for flood mitigation. The priority actions in the Strategic Plan each include a role for the Authority which should be read in conjunction with the above table. Also included for each priority action is a description of Why the action is to be taken, How and When it will be undertaken, and by Whom.

Measuring and monitoring performance against the Plan

Performance measures, set out under each theme in the Strategic Plan, will assist in monitoring achievement of the stated objectives. Progress against the Plan will be reported annually in the Board's annual report.

Reviewing the Plan

Although the Plan has been developed for a five year horizon, things can change quickly. The Strategic Plan will be reviewed after the Gawler River Stormwater Management Plan is completed to make any adjustments required as a result of that plan and annually thereafter at a Board workshop to refresh it as required.

3. THE PLAN

OUR PURPOSE

The Authority is a separate legal entity that operates in accordance with a Charter agreed by all six Constituent Councils. Our purpose is set out in clause 3 of the Charter:

*The Authority has been established for the purpose of coordinating the planning, construction, operation and maintenance of **flood mitigation infrastructure for the Gawler River**, and for the following functions:*

3.1.1 to raise finance for the purpose of developing, managing and operating and maintaining works approved by the Board;

3.1.2 to provide a forum for the discussion and consideration of topics relating to the Constituent Councils' obligations and responsibilities in relation to management of flooding of the Gawler River;

3.1.3 to advocate on behalf of the Constituent Councils and their communities where required to State and Federal Governments for legislative policy changes on matters related to flood mitigation and management and associated land use planning with Gawler River flood mitigation;

3.1.4 to facilitate sustainable outcomes to ensure a proper balance between economic, social, environmental, and cultural considerations; and

3.1.5 to provide advice as appropriate to the Constituent Councils in relation to development applications relevant to the Authority's roles and functions.

As can be seen from the wording in the Charter, the Authority's primary focus is on flood mitigation infrastructure for the Gawler River and all other functions listed in clause 3 are subsidiary to that purpose.

KEY INFLUENCES

Numerous factors have a significant influence on the operations of the Authority. These include:

- Arrangements for managing stormwater in South Australia are very complicated, reflecting incremental changes over time in legislation, guidelines, structures, and funding arrangements. For the Authority, specific concerns are:
 - There is no clear definition of the responsibilities of levels of government for managing stormwater.
 - Floodplain management is not well recognised in the current framework for stormwater management.
 - Responsibilities for different aspects of managing the Gawler River sit with various (mostly SA Government) agencies, yet there is no overarching structure, body, or plan to ensure an integrated approach to managing it.
 - Most of the Gawler River is located on private land (a common situation in South Australia) which restricts the ability of the Authority (and other bodies) to carry out its functions.

- Most flood management initiatives within the Gawler River catchment and floodplain are beyond the capacity of Constituent Councils to fund and State and Federal Government engagement and funding support will be required before any such initiatives are to be realised.
- The effects of flooding on intensive food production and residential properties on the Northern Adelaide Plains.
- Impacts of climate change on the timing, frequency, and volumes of flows into the River.
- Changes in stormwater flows and the risks of flooding associated with new residential development in the Gawler River catchment.
- The level of community understanding of the risks of flooding and how individuals can reduce the risks.
- Signs of growing interest in the concept of water cycle management with greater integration of different aspects of water management, including stormwater and floodwater.
- Differences in perspectives and priorities between upstream and downstream Constituent Councils in relation to beneficiaries, funding arrangements, and priorities.
- The limited resource base of the Authority, which is supplemented on an ad-hoc basis through partnering with Constituent Councils.

OUR STRATEGIC DIRECTION

Consistent with our purpose, we will focus on planning for, building, and maintaining physical infrastructure that helps to mitigate the impacts of flooding in the Gawler River. Completion of the Stormwater Management Plan for the Gawler River early in the life of this Strategic Plan is an important step in that regard.

To assist with achieving that purpose, we will also:

- Monitor and respond to new information about climate change and hydrological influences.
- Seek improved funding arrangements for stormwater and floodplain management for the Gawler River and in South Australia generally.
- Contribute to strategic public agency discussions that may lead to better arrangements for an integrated approach to water management in the Gawler River and wider catchment.
- Annually consider our performance to ensure we are operating at a high level.
- Ensure there is clarity about the respective roles and responsibilities of the Authority and Constituent Councils in relation to mitigating flooding in the Gawler River, and there are suitable partnering arrangements in place to keep administrative costs low.
- Assist with information and advice for stakeholders along the Gawler River impacted by flooding.
- Develop other strategic documents to ensure the path to maintaining financial sustainability is clear.
- Consider the lifespan of the Authority beyond the creation of physical infrastructure.

THEMES & OBJECTIVES

The Plan is arranged under three themes, each with its own objective, related to the outcomes to be pursued.

Theme 1: Design, build, and maintain physical flood mitigation infrastructure

Objective: To have in place an agreed extent of physical flood mitigation infrastructure that is fit for purpose and achieves the targetted levels of performance.

Theme 2: Develop and evolve key relationships

Objective: To maintain key relationships that are most important to the Authority achieving its purpose.

Theme 3: Ensure good governance and ongoing financial sustainability

Objective: To ensure that the Authority meets legislative requirements and contemporary standards of governance and is financially sustainable for the long term.

OUR PRIORITY ACTIONS

Theme 1: Plan, design, build, and maintain physical flood mitigation infrastructure

Objective: To have in place an agreed extent of physical flood mitigation infrastructure that is fit for purpose and achieves the targetted levels of performance.

Performance measures

- 1) Agreed infrastructure projects are delivered on time and on budget.
- 2) Infrastructure is fit for purpose and delivers the benefits for which it was designed.
- 3) Infrastructure is maintained efficiently and to an agreed level of condition.

Priority action 1.1 – Finalise preparation of the Gawler River Stormwater Management Plan.

Role: Asset owner

Why: The Gawler River Stormwater Management Plan will be the key document to assist in determining physical and other works required to reduce the risks and impacts of flooding.

How: Through the appointed consultant and supporting project governance arrangements.

When: Year 1 of implementation of the Strategic Plan.

Who: SMP Project Manager and oversight by the SMP Project Steering Committee.

Priority action 1.2 - Review, with Constituent Councils and stakeholders, design standards for infrastructure works including costs and benefits.

Role: Asset owner

Why: The default policy position of the Authority has been for a 1 in 100 year design standard. Reviewing that policy position through consideration of the costs and benefits of various design standard scenarios will assist in identifying appropriate standards.

How: As part of developing the Gawler River Stormwater Management Plan.

When: In conjunction with developing the Gawler River Stormwater Management Plan.

Who: SMP Project Manager and oversight by the SMP Project Steering Committee.

Priority action 1.3 – Consider the requirement to review hydrological models on the release of new industry accepted climate and rainfall models.

Role: Asset owner

Why: The Gawler River Stormwater Management Plan will be based on the latest industry accepted climate and rainfall models. As new data becomes available the models may change.

How: Partner with one or more Constituent Councils, the Northern and Yorke Landscape Board, and Green Adelaide.

When: Undertake as new climate and rainfall models are released.

Who: Board to initiate partnering program with other organisations to access information and advice.

Priority action 1.4 – In conjunction with the Constituent Councils, develop and implement a schedule of flood mitigation infrastructure works for the Gawler River referencing the Gawler River Stormwater Management Plan.

Role: Asset owner

Why: A schedule of works will enable the Authority and Constituent Councils to plan for implementation of the projects and seek funding from the State and Federal Governments.

How: Through discussions and agreement with Constituent Councils and engagement with the State and Federal Governments.

When: Develop the schedule of works in Year 1 of implementation of the Strategic Plan and implement projects as suitable funding arrangements are in place.

Who: Executive Officer to initiate.

Priority action 1.5 – Report annually on progress with implementation of the Gawler River Stormwater Management Plan, including the planning and delivery of associated works and actions by Constituent Councils and other bodies.

Role: Asset owner and potentially advocate

Why: Formal annual reporting on progress will ensure implementation of the SMP receives the attention it deserves and help to identify any gaps or barriers to delivery.

How: Include in the Annual Report.

When: Commence in year 2 of implementation of the Strategic Plan.

Who: Executive Officer to initiate.

Theme 2: Develop and evolve key relationships

Objective: To maintain key relationships that are most important to the Authority achieving its purpose.

Performance measures

- 1) Key relationships are in place and are assisting the Authority to undertake its functions.
- 2) Opportunities to bring together government agencies to improve governance arrangements for managing the Gawler River are adequately pursued.
- 3) Opportunities to advocate for and/or respond to potential improvements to arrangements for stormwater and floodplain management are adequately pursued.
- 4) The Board is satisfied that it has an adequate understanding of community views about flooding.

Priority action 2.1 - Working with the Constituent Councils, develop a framework to clearly articulate the respective roles and responsibilities of the Authority and the Councils and suitable partnering arrangements to maintain a low cost base for the Authority.

Role: Asset owner

Why: There is a symbiotic relationship between the Authority and the Constituent Councils under which each has their own roles and responsibilities. Documenting the respective roles and responsibilities would provide clarity for all parties. Identification of partnering opportunities within the capacities of the Councils (e.g., in relation to monitoring information about climate change and climate change policy, and water policy) in delivering the functions, operations and project management required of the Authority would help to keep the Authority's administrative costs low.

How: Working group of Council staff on the Board and the Executive Officer.

When: Year 1 of implementation of the Strategic Plan.

Who: Executive Officer to initiate.

Priority action 2.2 - Develop and implement an annual (or other agreed frequency) assessment by seeking and evaluating Constituent Councils' views about the Authority's performance and actions under the roles and responsibilities framework in Priority Action 2.1, as well as their own performance under the framework.

Role: Asset owner

Why: The Constituent Councils all have their own interests and a formal process for obtaining and assessing their feedback would allow the Authority to identify any areas requiring attention. It would also allow the Councils to assess their own performance under the roles and responsibilities framework.

How: A framework for the assessment process could initially be discussed by the Board and with the Constituent Councils, and then be the subject of reports to future Board meetings until an agreed process is determined.

When: Year 2 of implementation of the Strategic Plan.

Who: Executive Officer to initiate, possibly with assistance of staff of the Constituent Councils.

Priority action 2.3 – Continue to advocate for improved governance and funding arrangements for flood avoidance, resilience, and mitigation in South Australia.

Role: Advocate/facilitator

Why: With frontline experience the Authority is well positioned to develop a narrative about changes that are required to improve governance and funding arrangements for flood avoidance and mitigation.

How: Develop the narrative and identify opportunities to share it with key bodies and individuals.

When: Develop the narrative in Year 1 of implementation of the Strategic Plan.

Who: Executive Officer to initiate, possibly with assistance of staff of the Constituent Councils.

Priority action 2.4 – Proactively pursue governance structures and/or management approaches that bring together the various government agencies involved in water management related to the Gawler River to ensure coordinated action is taken to reduce flood risk, while contributing to greater integration of water management.

Role: Advocate/facilitator

Why: No single body has responsibility, authority, or funding to holistically manage all water aspects for the Gawler River or other watercourses in South Australia. Working together between agencies can help to achieve an integrated approach and deliver better economic, environmental, and social outcomes.

How: Either initiate or respond to discussions about improved integration.

When: Year 2 of implementation of the Strategic Plan.

Who: Executive Officer and Chair to initiate.

Priority action 2.5 - With Constituent Councils, monitor community views about flood control and management and factor into communication about the Authority's functions.

Role: Asset owner

Why: Understanding community views about flood control and management is an important element of planning for both the Authority and Constituent Councils.

How: Develop and implement a program across multiple Constituent Councils to build understanding.

When: Year 2 of implementation of the Strategic Plan, taking account of material in the Gawler River Stormwater Management Plan.

Who: Executive Officer to initiate, possibly with assistance of staff of the Constituent Councils.

Priority action 2.6 - Assist the Constituent Councils in communicating with general communities and specific interest groups in relation to flood mitigation for the Gawler River.

Role: Asset owner

Why: Communication with communities is likely to be a joint activity between the Constituent Councils and the Authority.

How: Work with key staff of the Constituent Councils on a program of communication activities based on timing and/or specific trigger events.

When: Year 1 of implementation of the Strategic Plan.

Who: Executive Officer to initiate.

Theme 3: Ensure good governance and ongoing financial sustainability

Objective: To ensure that the Authority meets legislative requirements and contemporary standards of governance and is financially sustainable for the long term.

Performance measures

- 1) The Board has a clear understanding of the Authority's performance and addresses any areas identified as requiring attention.
 - 2) A full suite of strategic documents as required in the GRFMA Charter is developed in the agreed timeframe, kept up to date, and used to assist in decision making.
 - 3) Financial sustainability targets are met.
-

Priority action 3.1 - Implement the agreed outcomes from Charter Review 2 which was finalised in 2020.

Role: Advocate, facilitator, asset owner

Why: The second stage of reviewing the Authority's Charter was completed late in 2020. Implementation of agreed outcomes from the review will finalise that process.

How: Once agreement is reached with all Constituent Councils, determine a timeline for processing the changes required to the Charter.

When: Year 1 of implementation of the Strategic Plan.

Who: Executive Officer to initiate.

Priority action 3.2 - Consider annually the Authority's performance and identify any changes that may be required to the Charter, the Strategic Plan, policy settings, relationships, and communication and engagement.

Role: Asset owner

Why: A formal requirement for the Board to consider performance can be used as a means of identifying and addressing gaps or problems in the Authority's operations.

How: Initial discussion at a Board meeting, followed by a report by the Chair and Executive Officer.

When: Year 1 of implementation of the Strategic Plan.

Who: Executive Officer and Chair to initiate.

Priority action 3.3 – Develop fit for purpose risk management, asset management, and long term financial plans.

Role: Asset owner

Why: The Charter requires these plans to be prepared and adopted. All three Plans will assist the Board in decision making and show that risk, asset management, and long term financial planning are being addressed.

How: Working groups of the Executive Officer and relevant staff from the Constituent Councils could advise on and oversee project arrangements to develop the Plans.

When: Complete over a period agreed by the Board.

Who: Executive Officer to initiate.

Priority action 3.4 – Determine the future lifespan of the Authority and scenarios for ownership, management, maintenance, and replacement of its assets.

Role: Asset owner

Why: The question of the lifespan of the Authority is important for clarity about future arrangements for managing its assets and the steps required to successfully implement those arrangements.

How: Board workshops, supplemented by specialist advice as required, informed by the Gawler River Stormwater Management Plan.

When: Year 5 of implementation of the Strategic Plan.

Who: Executive Officer to initiate.

Priority action 3.5 - Continue to work with Constituent Councils and their external auditors and the Authority's audit committee and external auditor to reach an acceptable position in relation to the funding of depreciation.

Role: Asset owner

Why: Depreciation of the Authority's assets is currently not funded through annual budgets and there are differing opinions about whether that should remain the case.

How: Through a working group of the Executive Officer and Constituent Council finance staff, consulting with the Authority's audit committee and external auditor, and the external auditors of the Constituent Councils.

When: After completion and adoption of the Asset Management Plan and Long Term Financial Plan and with reference to the Gawler River Stormwater Management Plan.

Who: Initiated by the Executive Officer and undertaken by the Working group shown under "How" above.

Agenda Item: 8.5
Committee: Board
Meeting Date: 14 April 2022
Title: Financial Report

Recommendation:

That the GRFMA receives the financial report as at 31 March 2022 showing a balance of \$251,331.58 total funds available.

Financial Report

See attachments for the monthly reconciliations:

- ✧ Reconciliation to 31/03/2022
- ✧ Balance Sheet 31/03/2022
- ✧ Budget result to 31/03/2022

Tabled below Executive Officer Activities report.

Activity	Jan	Feb	Mar
To keep maintained the business office of the Authority	8.5	7	7
To prepare the Business Plan, Budgets and reports in a timely manner	9.5	1.5	2
To liaise with Councils, and Stakeholders to foster the outcomes of the Business Plan	16.5	22	18
To attend all meetings of the GRFMA, to prepare agendas, minutes and correspondence as required.	1	5	7.5
TOTAL	35.5	35.5	34.5

Reconciliation Report266 Seacombe Road
Seacliff Park SA 5049

ABN: 12 925 534 861

Email: davidehitchcock@bigpond.com

ID No.	Date Memo/Payee	Deposit	Withdrawal
Account: 1-1110 Bank SA Account			
Date Of Bank Statement: 3/31/2022			
Last Reconciled: 2/28/2022			
Last Reconciled Balance: \$165,753.85			

Cleared Cheques

EFT	3/2/2022	Ian Baldwin	\$1,100.00
EFT	3/2/2022	David Hitchcock	\$4,686.00
EFT	3/14/2022	SGP Civil	\$172,823.83
EFT	3/14/2022	Water Technology	\$5,208.50
SC033122	3/31/2022	Safe deposit fee	\$5.00
GJ000094	3/31/2022	MYOB sub	\$55.00
Total:			\$0.00 \$183,878.33

Cleared Deposits

GJ000095	3/15/2022	CAD funds to acc	\$172,823.83
Total:			\$172,823.83 \$0.00

Outstanding Cheques

EFT	9/1/2021	Bushfire Natural Hazards CRC	\$40,223.70
Total:			\$0.00 \$40,223.70
Reconciliation:			
AccountRight Balance On 4/1/2022:			\$114,475.65
Add: Outstanding Cheques:			\$40,223.70
SubTotal:			\$154,699.35
Deduct: Outstanding Deposits:			\$0.00
Expected Balance On Statement:			\$154,699.35

Transaction History Report

Please advise any error or unauthorised transaction promptly to the bank

Account name GAWLER RIVER FLOODPLAIN MANAGEMENT
Account number 010 0101 248 140
BSB 105-010
Currency AUD
Opening balance 165,753.85CR
Transaction period from 01/03/2022 to 31/03/2022

Date	Description	Serial number	Debit	Credit	Balance
09/03/2022	INTERNET WITHDRAWAL 09MAR10:04 Chair Hon Feb22		1,100.00		164,653.85CR
09/03/2022	INTERNET WITHDRAWAL 09MAR10:04 EO Services Feb22		4,686.00		159,967.85CR
15/03/2022	OSKO DEPOSIT 15MAR15:20 60459 7609807 LOCAL GOVERNMENT FINANCE			172,823.83	332,791.68CR
16/03/2022	INTERNET WITHDRAWAL 16MAR11:13 INV WT006460		5,208.50		327,583.18CR
16/03/2022	INTERNET WITHDRAWAL 16MAR11:13 inv 100156		172,823.83		154,759.35CR
21/03/2022	SAFE DEPOSIT FEE (INC GST)		5.00		154,754.35CR
23/03/2022	MYOB Australia MYOB 1-80771403123		55.00		154,699.35CR
	TOTAL		183,878.33	172,823.83	154,699.35CR

Reconciliation Report

266 Seacombe Road
Seacliff Park SA 5049

ABN: 12 925 534 861
Email: davidehitchcock@bigpond.com

ID No.	Date Memo/Payee	Deposit	Withdrawal
Account:	1-1130	LGFA Investment Account	
Date Of Bank Statement:	3/31/2022		
Last Reconciled:	1/31/2022		
Last Reconciled Balance:	\$136,788.09		

Cleared Deposits

IE022822	2/28/2022	LGFA interest	\$36.44	
IE033122	3/31/2022	Int LGFA	\$31.40	
Total:			\$67.84	\$0.00
Reconciliation:				
AccountRight Balance On 4/1/2022:			\$136,855.93	
Add: Outstanding Cheques:			\$0.00	
SubTotal:			\$136,855.93	
Deduct: Outstanding Deposits:			\$0.00	
Expected Balance On Statement:			\$136,855.93	

Council Deposits

Transaction Statement from 01-Mar-2022 to 31-Mar-2022 inclusive

Deal	Date	Transaction	Interest Rate	Amount	Balance
Gawler River General					
Council Dep - 24HR Mthly					
	01-03-2022	Opening Balance	0.30		\$136,824.53
59832	01-03-2022	CAPITALISE INTEREST	0.30	\$31.40	\$136,855.93
	31-03-2022	Closing Balance	0.30		\$136,855.93
Accrued interest for period 01-Mar-2022 to 31-Mar-2022				\$34.77	
Total Gawler River General				\$34.77	

Summary

Gawler River Floodplain Management Authority	Accrued Interest
Gawler River General	\$34.77
Grand Total	\$34.77

Summary as at close of business 31-03-2022

Instrument	Current Principal
Debtenture Loans	\$0.00
Cash Advance Debtentures	-\$323,297.87
CAD Limit Available	\$376,702.13
Council Deposits	\$136,855.93
Net Position	-\$186,441.94
Weighted Average Interest Rate % (Deposits)	0.3%
Weighted Average Interest Rate % (Loans)	2.05%

**Local Government Finance Authority of SA
Consolidated Loans and Investment as at close of business 31-03-2022
Gawler River Floodplain Management Authority**

Cash Advance Debentures as at close of business 31-03-2022

Counterparty	Deal	Instrument	Maturity Date	Facility End Date	Rate	Current Principal	Limit	Available Balance
Gawler River General CA 1 Cash Advance	60459	Council Loan-CAD Variable	01-04-2022	15-12-2031	2.05	-\$323,297.87	\$700,000.00	\$376,702.13
						-\$323,297.87	\$700,000.00	\$376,702.13

Council Deposits as at close of business 31-03-2022

Counterparty	Deal	Deal Type	Maturity Date	Rate	Current Principal
Gawler River General	59832	Council Dep - 24HR Mthly	01-04-2022	0.30	\$136,855.93
					\$136,855.93

Profit & Loss [Budget Analysis]

July 2021 To June 2022

266 Seacombe Road
Seacliff Park SA 5049ABN: 12 925 534 861
Email: davidehitchcock@bigpond.com

	Selected Period	Budgeted	\$ Difference
Income			
Admin of GRFMA			
Member Subscriptions	\$176,052	\$176,052	\$0
Interest LGFA	\$943	\$600	\$343
Total Admin of GRFMA	\$176,995	\$176,652	\$343
Operations Flood Mit Scheme			
Council Subscriptions	\$85,204	\$85,200	\$4
State Grant	\$0	\$70,518	(\$70,518)
Other	\$0	\$600,000	(\$600,000)
Total Operations Flood Mit Scheme	\$85,204	\$755,718	(\$670,514)
Total Income	\$262,199	\$932,370	(\$670,171)
Gross Profit	\$262,199	\$932,370	(\$670,171)
Expenses			
Admin of GRFMA			
Executive Officer Contract	\$39,636	\$55,000	(\$15,364)
Adv, printing, stationery post	\$304	\$1,200	(\$896)
Travelling Expenses	\$128	\$4,000	(\$3,872)
Insurance PL & PI	\$5,050	\$6,732	(\$1,682)
Audit Committee	\$1,950	\$2,600	(\$650)
Audit Fees	\$5,188	\$5,500	(\$312)
Bank Fees	\$41	\$120	(\$79)
Legal Fees	\$0	\$2,000	(\$2,000)
Honorary - Chairperson	\$6,500	\$8,500	(\$2,000)
Other	\$5,341	\$6,000	(\$659)
Total Admin of GRFMA	\$64,137	\$91,652	(\$27,515)
Gawler River Scheme Mark 2			
Consultancies	\$98,519	\$174,295	(\$75,776)
Total Gawler River Scheme Mark 2	\$98,519	\$174,295	(\$75,776)
Maint Flood Mitigation Scheme			
BENPFM Dam repairs	\$300,592	\$600,000	(\$299,408)
Maintenance Contractors	\$4,975	\$15,000	(\$10,025)
Property Maintenance	\$60	\$0	\$60
Rates & Levies	\$126	\$200	(\$74)
Total Maint Flood Mitigation Scheme	\$305,753	\$615,200	(\$309,447)
Depreciation			
Depreciation	\$0	\$321,163	(\$321,163)
Total Expenses	\$468,409	\$1,202,310	(\$733,901)
Operating Profit	(\$206,210)	(\$269,940)	\$63,731
Total Other Income	\$0	\$0	\$0
Other Expenses			
Interest Expense	\$0	\$10,500	(\$10,500)
Other Expense	\$0	\$59,500	(\$59,500)
Total Other Expenses	\$0	\$70,000	(\$70,000)
Net Profit/(Loss)	(\$206,210)	(\$339,940)	\$133,731

Balance Sheet

As of 4/1/2022

266 Seacombe Road
Seacliff Park SA 5049ABN: 12 925 534 861
Email: davidehitchcock@bigpond.com**Assets**

Current Assets			
Bank Accounts			
Bank SA Account	\$114,475.65		
LGFA Investment Account	\$136,855.93		
Total Bank Accounts		\$251,331.58	
Other Current Assets			
Trade Debtors	\$30,485.40		
Debtor	\$39.71		
ATO Payments & Refunds	(\$5,684.35)		
Total Other Current Assets		\$24,840.76	
Total Current Assets			\$276,172.34
Non-Current Assets			
Infrastructure	\$25,245,000.00		
Accum. Depr. Infrastructure	(\$4,102,125.00)		
Land	\$477,000.00		
Access Roads	\$84,000.00		
Accumulated Dep Access Rd	(\$14,200.00)		
Total Non-Current Assets		\$21,689,675.00	
Total Assets			\$21,965,847.34
Liabilities			
Current Liabilities			
GST Liabilities			
GST Collected	\$26,120.60		
GST Paid	(\$49,091.57)		
Cash Advance Debenture	\$323,297.87		
Total GST Liabilities		\$300,326.90	
Total Current Liabilities		\$300,326.90	
Total Liabilities			\$300,326.90
Net Assets			\$21,665,520.44
Equity			
Accumulated Surplus		\$15,957,461.00	
Asset Revaluation Reserves		\$8,681,973.10	
Retained Earnings		(\$2,767,704.16)	
Current Year Surplus/Deficit		(\$206,209.50)	
Total Equity			\$21,665,520.44

This report includes Year-End Adjustments.

Agenda Item:	8.6
Committee:	Board
Meeting Date:	14 April 2022
Title:	GRUMP Final Report

Recommendation:

That the GRFM notes receipt of the final GRUMP reports and that they be further considered at the June 2022 GRFMA meeting.

The final reports for the Gawler River UNHaRMED Mitigation Project (GRUMP) have now been completed and received.

GRUMP Project Aims:

- To provide a platform for GRFMA Constituent Councils to compare flood mitigation options over time in an integrated and transparent manner, as the basis for preparing a master plan incorporating existing mitigation structures and on-going maintenance and operation for Constituent Councils and the community;
- To enable this platform to be used to engage the community in decision making, improve risk awareness and resilience and willingness to pay for risk reduction, depending on risk appetite;
- To integrate social, economic, and environmental risk factors for a broad understanding of the Gawler River Catchment to inform a landscape masterplan for long-term strategic planning;
- To highlight the role of research and science in local government decision making and provide an example for similar councils and catchment management authorities across Australia; and
- To develop a repeatable process to enable continued use of the project outputs and analysis frameworks for Local Government decision making across South Australia.

There are four GRUMP reports.

1. Summary Report
2. Options Analysis Report
3. Evaluation Report
4. Pathways Report

The reports contain significant technical and analysis information which require further reading and consideration prior to establishing next steps.

In the interim, of initial interest is the Summary Report which identifies:

- Selection of Risk Reduction Options to be Explored
- Scenarios for Exploring Future Uncertainties
- Assessment of Risk Reduction Options
- Pathway Development

The options assessment included both a quantitative risk assessment using UNHaRMED and the MRIA model, as well as stakeholder input on the feasibility of various options.

The main findings of the quantitative risk assessment include:

The Bruce Eastick North Para Flood Mitigation Dam raise is overall very effective in reducing risk, and even more so during large flood events. Nonetheless, both zoning (land use planning) options outperform all other options in the later years, especially for very large flood events.

The Northern Floodway option is mostly suited to reducing impacts of smaller floods and outperforms other options in doing so initially (note that the floodway was designed for the smaller ARI events).

Although it remains equally effective in reducing risk over time, the impact on risk reduction of the ARI 200 flood overlay is so dominant in 2060 that it outperforms all other options for all ARIs.

For some options, risk reduction is immediate and consistent over time. This is the case for the Floodway, the Dam raise and the Raised floor levels. For the latter, this is under the assumption that changes to floor levels can be made to existing buildings and horticultural areas can be better protected against inundation. Zoning options only affect future values, as they only impact on new developments.

Results show that the impact of zoning on risk reduction increases over time, which makes sense, as new developments increase over time and no longer allocating them in flood prone areas avoids increasing damages.

Assessing results across scenarios shows that some options score well under all scenarios, while other options perform especially well under specific scenarios. The Dam raise performs very well across all scenarios and all time periods (between 34-39% reduction in risk compared to not implementing any mitigation).

Zoning options perform particularly well in scenarios with significant development as they are very effective in redirecting new development away from the hazard-prone areas.

See attached for a copy of the Summary Report.

Complete copies of all four reports will be made available on the GRFMA website:
www.gawler.sa.gov.au/your-council/grfma.



PROJECT SUMMARY AND EVALUATION

GRUMP - Gawler River UNHARMED Mitigation Project

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Publisher:

Bushfire and Natural Hazards CRC

January 2022

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1 INTRODUCTION

The annual total economic cost of natural hazards in Australia is expected to increase from around \$18.2 Billion in 2016 to around \$39 Billion in 2050 (in 2017 dollars), based on recent estimates from Deloitte and the Australian Business Roundtable for Disaster Resilience and Safer Communities (Deloitte Access Economics, 2017). These estimates do not include the impact of climate change and some indirect costs, so the actual impact is likely to be larger than this.

In South Australia flooding is the most economically damaging natural hazard with average annual losses in the State in excess of \$32 million (Burns, et. al., 2017).

This projected increase in the impact of natural hazards has led to the recognition that there is an urgent need to better understand disaster risk and in South Australia this requires improved understanding of future flooding risks and subsequent integrated management of flood-prone regions.

The large increases in costs are associated with changes to all components of risk, as conceptualised by the risk triangle (Crichton, 1999):

- Hazard severity is projected to increase into the future as a result of climate change;
- Exposure is likely to increase as a result of increasing populations and a larger proportion of the population living in more hazardous areas; and
- Vulnerability is likely to increase due to increases in the value of assets, ageing infrastructure and changing demographics.

In response to these stressors, over the past seven years the University of Adelaide, and the Research Institute for Knowledge Systems, supported and funded by the Bushfire & Natural Hazard Cooperative Research Centre (CRC), has been developing UNHaRMED (**U**nified **N**atural **H**azard **R**isk **M**itigation **E**xploratory **D**ecision Support System).

UNHaRMED is a decision support system designed to explore how to manage risk into the future in an integrated and dynamic fashion considering different drivers and options impacting on future risk. Its development has been supported by the inputs of many stakeholders around Australia, including South Australian State Government officials (including DEW, SASES, DPTI), and LGA SA, shaping what the tool should be able to do and what it should look like.

This project – Gawler River UNHaRMED Mitigation Project (GRUMP) - has been initiated to support the Gawler River Floodplain Management Authority (GRFMA) and other relevant stakeholders to consider how risk may change into the future. The purpose of this project is to develop a strategic masterplan for flood risk management within the catchment¹.

¹ This report outlines the Summary component of the final deliverable for the GRUMP project, and is one of a series of reports including: the Options Assessment; the Evaluation of UNHaRMED application; and the Pathways document.



This report details the development of adaptation pathways, considering how the performance of actions changes with time, and how options perform in portfolios.

1.1 BACKGROUND

1.1.1 Gawler River UNHaRMED Mitigation Project

The Gawler River UNHaRMED Mitigation Project (GRUMP) will support the exploration of the potential of UNHaRMED by considering specific pilot studies and analysis of risk treatments (such as the proposed Dam raise and Northern Floodway proposals) and developing a methodology for continued use of the program for integrated planning of flood mitigation actions by GRFMA.

The project will also provide an example for other local government authorities and floodplain managers in integrated flood risk management supported by integrated risk modelling. This supports the application of Handbook 7 – Guidelines for managing the floodplain (AIDR, 2017).

1.1.1.1 Project Aims

- To provide a platform for GRFMA constituent councils to compare flood mitigation options over time in an integrated and transparent manner, as the basis for preparing a master plan incorporating existing mitigation structures and on-going maintenance and operation for constituent councils and the community;
- To enable this platform to be used to engage the community in decision making, improve risk awareness and resilience and willingness to pay for risk reduction, depending on risk appetite;
- To integrate social, economic, and environmental risk factors for a broad understanding of the Gawler River Catchment to inform a landscape masterplan for long-term strategic planning;
- To highlight the role of research and science in local government decision-making and provide an example for similar councils and catchment management authorities across Australia;
- To develop a repeatable process to enable continued use of the project outputs and analysis frameworks for Local Government decision making across South Australia.

1.1.2 The Gawler River

The Gawler River flows in a westerly direction across the Northern Adelaide Plains from the confluence of the North Para and South Para Rivers just downstream of Gawler Township, to the Gulf St Vincent at Port Gawler. Land use within the floodplain is characterized by a mixture of intensive residential and commercial development in the growth areas of Angle Vale, Virginia and Two Wells, rural living areas, intensive animal husbandry and high value horticulture.

The catchment is identified in the state's flood hazard plan as a significant flood risk.



The River has been flooded on average every 10 years over the past 160 years. Most recently, large floods have occurred in 1992 (September, October, December), November 2005 and October 2016.

Following successful construction of a flood control Dam on the North Para River (Bruce Eastick North Para Flood Mitigation Dam) in 2007 and modification of the South Para Reservoir Dam and spillway in 2012, the GRFMA Board initiated the Gawler River Flood Mitigation Scheme Mark Two, which includes:

- Coordinate further development of the preliminary assessment of possible local area levees prepared in the 2008 Gawler River Floodplain Mapping Study at Gawler, Angle Vale and Two Wells, as well as development of a levee strategy for Virginia;
- Establishment of a protocol with the Floodplain Councils so that where development of land in areas identified as 'at risk of flooding' is planned to proceed by the implementation of a local area levee, mapping of the proposed levees on the Gawler River Floodplain Mapping Study Model will be required;
- Development of a funding strategy for flood protection that is delivered by local area levees on the questions of who should own and maintain the levees and whether local area levees are regional works that the GRFMA should fund or are local works that are the responsibility of the local Council;
- Investigation of opportunities for funding partners and grants to undertake the necessary assessments and designs;

In the 2016 flood event approximately 250 private properties along with local and state government infrastructure were severely affected and there was extensive loss of horticultural production, resulting in a significant damages repair bill in the order of \$50 million.

Subsequent to this event the GRFMA facilitated a fatal flaw screening assessment for the potential raising of the North Para Dam by up to 10 meters to provide additional flood protection for a 1 in 100 Annual Exceedance Probability (AEP) event to the township of Gawler and further downstream. This initiated the Gawler River 2016 Flood Review which has recommended a Gawler River Northern Floodway and upgrade of existing levee systems.

1.1.3 UNHaRMED

UNHaRMED is University of Adelaide and RIKS' spatial Decision Support System (DSS) for natural hazard risk reduction planning, funded by the BNHCRC. It consists of a dynamic, spatial land use change model and multiple hazard models to consider how risk changes into the future, both spatially and temporally.

It was developed through an iterative, stakeholder-focused process to ensure the system is capable of providing the analyses required by policy and planning professionals in the emergency management and risk fields. The process involved a series of interviews and workshops with members of the South Australian Government, aligning risk reductions to be included, policy relevant indicators



and future uncertainties, such that the system can sit within existing policy processes. This has resulted in a tool that considers how land use changes over time, how various hazards interact with these changes, and what the effectiveness of a variety of risk reduction measures is.

Land use changes are simulated based on a number of different drivers. First there are external factors, such as population growth or the decrease of natural area, that determine the demand for different land uses. The land uses for every location are determined based on socio-economic factors (e.g., will a business flourish in this location?), policy options (e.g., are there policy rules in effect that restrict new housing development in this location?) and biophysical factors (e.g., is the soil suited for agriculture here?). Natural hazards are included as the specific application is set up. Hazards can include bushfire, earthquake, coastal inundation and riverine flooding. Each hazard is modelled differently, depending on its underlying physical processes, as detailed within this documentation.

A simplified version of the system diagram developed for UNHaRMED is shown in Figure 1, which includes exposure, hazard risk and impact models, as well as the way they interact with the external drivers, risk reduction options and indicators. Socio-economic drivers affect land use, whereas climate drivers affect hazards such as bushfire and flooding. Risk reduction options can affect exposure (e.g. land use planning), hazard (e.g. the construction of levees can reduce flooding and prescribed burning can reduce bushfires) and vulnerability (e.g. building hardening and changes in building codes can affect infrastructure vulnerability).

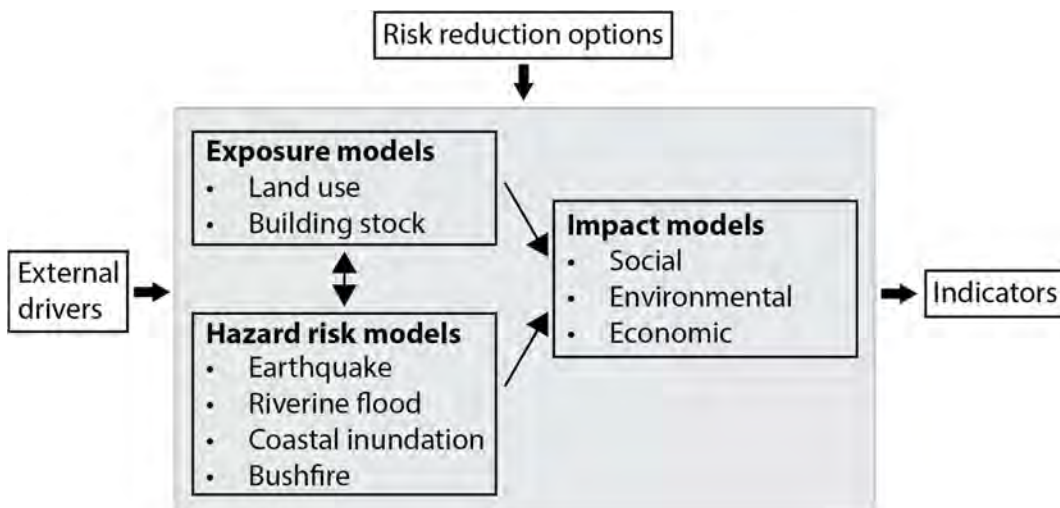


FIGURE 1: MODELLING COMPONENTS FOR INCLUSION WITHIN THE INTEGRATED MODELLING FRAMEWORK OF UNHaRMED.

UNHaRMED is developed in the Geonamica software environment and comes as a stand-alone software application. The system includes the Map Comparison Kit for analysis of model results. All of the above tools use data formats that are compatible with standard GIS packages, such as ArcGIS.



1.2 PURPOSE OF THIS REPORT

This report is a key deliverable of Stage 3 of the project, as shown in Figure 2. It provides a summary of the project and evaluation on the use of UNHaRMED for the type of study conducted. In particular it discusses:

- The approach applied for the pathway development;
- Summary of the pathway results;
- Lessons learnt regarding the use of UNHaRMED for this type of study.

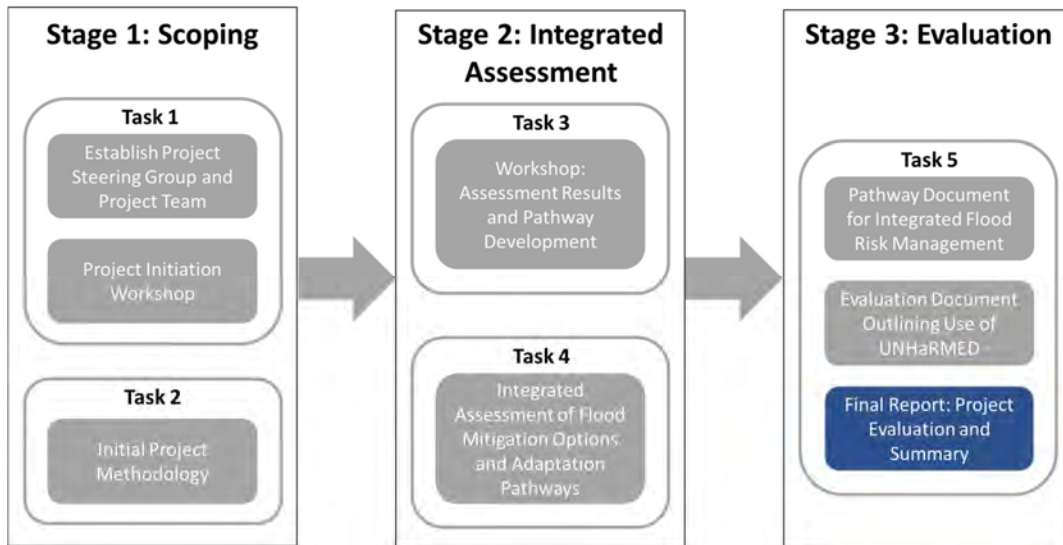


FIGURE 2: PROJECT STAGES (BLUE REFERS TO THE STAGE THIS REPORT ALIGNS TO).



2 OVERVIEW OF PATHWAYS APPROACH

Developing pathways for effective flood risk management is challenging, considering the diversity of flood impacts and values that exist within the region. Given the scope of this project and its emphasis on strategic planning (not detailed options analysis and design), a specific approach has been developed to enable insight and strategic options analysis for long-term flood risk management in the Gawler River floodplain.

This approach is not intended to fully quantify the spectrum of flood impacts, benefits of flood risk management treatments or other values within the floodplain, but instead provide a high-level assessment of options against identified metrics and how they fit together to manage risk and enable development.

An overview of the entire approach is provided in Figure 3. In the first phase, the **decision context** was established. This resulted in a set of objectives and related indicators; 5 different scenarios exploring potential futures for the river basin; and a selection of flood risk management options relevant for inclusion in the assessment.

Using the information from the first phase, in the **integration assessment** phase, metrics were defined for each of the key risk reduction indicators, and the impact of the selected options was assessed on these metrics. Results were interpreted and discussed during workshop sessions with the Stakeholder Advisory Board in November 2019 and June 2021.

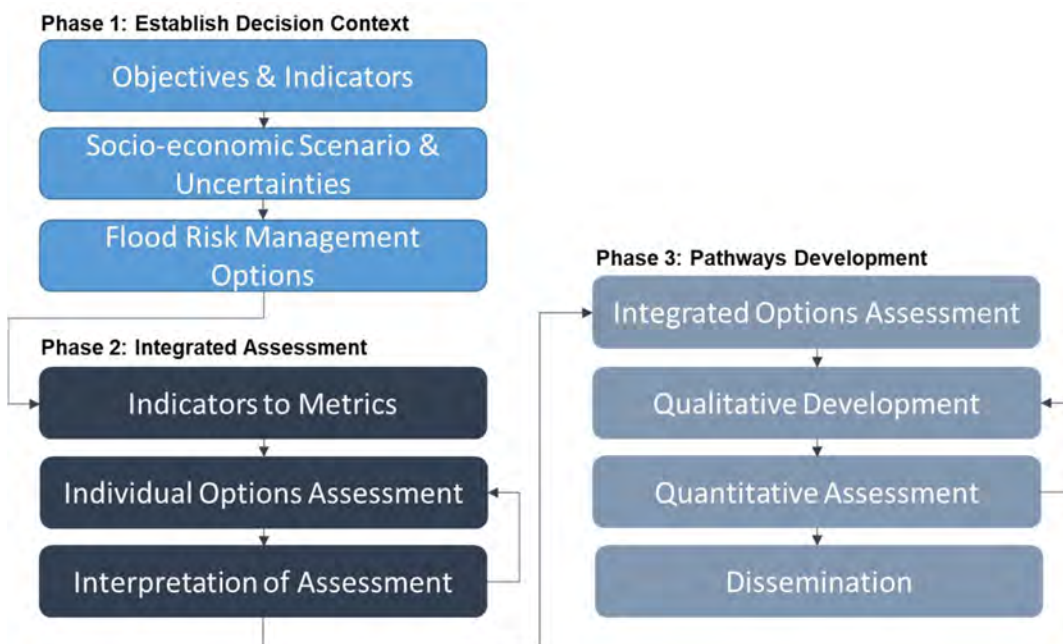


FIGURE 3: PATHWAYS DEVELOPMENT APPROACH

The workshop in June 2021 provided input into the adaptation and combination of available risk reduction options, so creating a set of mitigation portfolios (15 individual options and 10 combined options) to inform the **pathways development**. Using this information, qualitative pathway ideas were derived, and an additional set of combined options was defined and quantitatively assessed to further fine-tune the pathways development.

Details about the options assessment component of the approach are provided in Section 2.1. This is followed by a summary of the main project results (Section 3) and lessons learned in applying UNHaRMED for this type of study (Section 4). Some concluding remarks are provided in Section 5.

2.1 IMPACT ASSESSMENT OF RISK REDUCTION OPTIONS

Impact assessment of a range of individual and combined options was carried out both in phase 2 and phase 3 of the project. All flood risk management options considered are tested against a set of metrics and considered under a range of scenarios.

An important aspect of the assessment is to explore how the flood risk is impacted by changes over time for different future scenarios. A baseline and four exploratory scenarios were developed in a participatory setting to test the future resilience of the local community and the effectiveness of actions. These temporal risk profiles assist in understanding the impact of mitigation options under various future plausible conditions and thus assist in dealing with future uncertainties. The assessment of different scenarios against time and a common metric is illustrated in Figure 4.

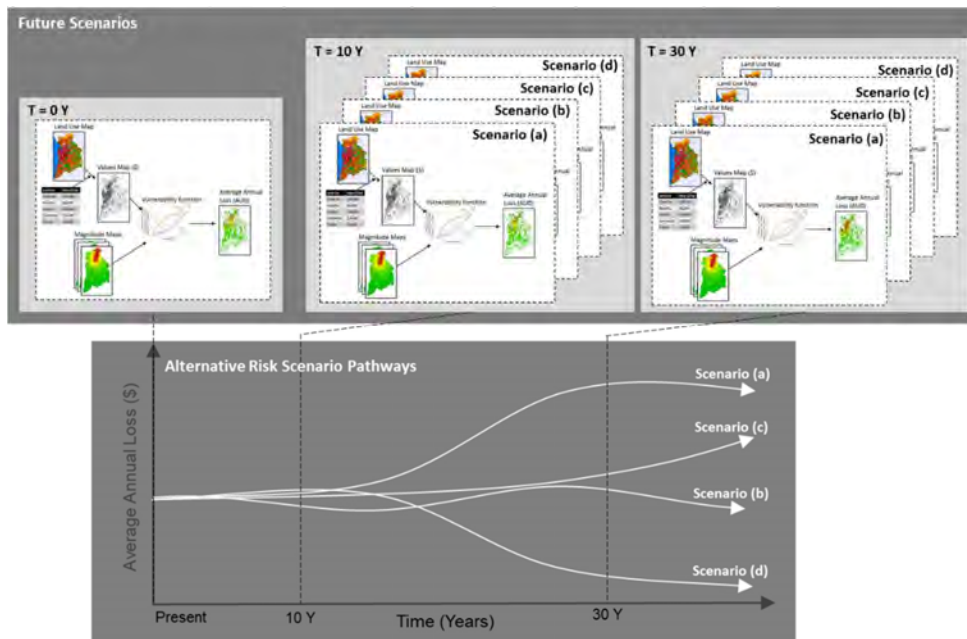


FIGURE 4: OVERVIEW OF RISK ASSESSMENT PROCESS AGAINST TIME



The risk reduction options were assessed according to the following key risk metrics:

- Impact per ARI (Average Recurrence Interval): the land area, number of buildings, and length of (road) infrastructure affected as a result of a flood event with a specific ARI in a specific year;
- Damage per ARI: damages to capital stock (properties, crops, and infrastructure) of a flood event with a specific ARI in a specific year;
- Average annual damage (AAD): expected damage per year, accounting for the range of ARIs considered. Similar to the previous point, this includes damages to capital stock (properties, crops and infrastructure). The calculation includes inundation maps for the set of ARIs and respective probabilities;
- Average annual output loss (AAOL): productivity losses associated with direct damage to capital loss.
- Present value (PV) of the damages in 2018 dollars of the future stream of damages (i.e. where the total annual damage is the sum of the average annual damage, and the average annual output loss). The PV of the damages is calculated over a 42-year time frame (2018-2060) with a discount rate of 7% per annum. This makes it possible to include the implementation year of various options in the assessment.

The first three risk metrics were calculated on an annual basis from 2018 – 2060, the fourth metric is provided for 2018, 2040 and 2060 for the baseline scenario, including the mitigation options tested under this scenario. The final metric is used to integrate the damage assessment over the assessment period (2018-2060). We have selected 2018, 2030 and 2050 as years from which the options can be implemented, so the impact of the options can be assessed a few years after their implementation.

The assessment was based on 30 m resolution inundation maps for a range of ARIs (i.e. 1/20, 1/50, 1/100, 1/200, 1/500), together with 100 m resolution land use maps. As no climate change impacts were included, inundation maps did not change over time. Socio-economic developments over roughly a 40-year period led to changes in land use, impacting on, amongst others, residential, industrial, commercial, and agricultural uses and hence changes in exposed values.

To capture the spatial detail of the inundation maps, impact calculations included the area inundated of each land use cell as the sum of the areas inundated in the underlying, more detailed, inundation map.

Risk modelling was carried out by using the value of the asset (exposure) with vulnerability functions that translate the magnitude of the hazard (flood depth) to the percentage of damage done to the asset, with 100% being complete destruction.

Direct damages are calculated at the grid level (i.e., 100m resolution) and summed across the floodplain.

In order to assess the *indirect impacts* - impacts of flooding on the broader economy outside of damage to assets - a multiregional supply-use model



(subsequently referred to as the MultiRegional Impact (MRIA) model) is used² to provide information at a river basin level.

The MRIA model allows for estimating a new economic equilibrium as a result of lost economic activity due to flooding. The model calculates how economic transactions between economic actors may change because of flooding. Positive and negative economic transactions are considered both within a region and from- and to- other regions. These transactions (or trade flows) are the main driver of the economic impacts in the affected and surrounding regions. Negative economic impacts will occur when the reduction in production capacity cannot be substituted by other economic actors. Positive impacts may occur if the affected economic actors can find a substitute for either their supply or demand within their existing trade relations.

Indirect impacts were assessed across three different durations, given the large uncertainty in impacts to production losses. Table 1 outlines the number of days of outages for a low, medium and high production impact event that were tested within the modelling.

TABLE 1: NUMBER OF DAYS FOR PRODUCTION OUTPUTS LOSS FOR INDIRECT DAMAGE ASSESSMENT

ARI	Low	Medium	High
20	5	10	20
50	15	30	60
100	30	60	120
200	45	90	180
500	90	180	360

Using the above approach, a series of risk reduction options was tested against the 5 different scenarios (the baseline and 4 alternative scenarios).

² For a complete description of the used model, refer to Koks and Thissen (2016).



3 PROJECT RESULTS

This section gives a short overview of the main results of the project with references to the reports in which more details can be found.

3.1 SELECTION OF RISK REDUCTION OPTIONS TO BE EXPLORED

Throughout the project, risk reduction options have been selected, fine-tuned and combined as part of participatory processes and based on findings from impact assessment modelling. This resulted in the following risk reduction options and their variations:

- Northern floodway implementation
- Bruce Eastick dam raise implementation
- Land use planning
 - Different alternatives based on the ARI for which the inundation map is used as a basis for zoning regulations: ARI 100 (100) or ARI 200 (200);
 - Different alternatives based on the restrictions imposed:
 - Strict (S): no new development allowed in the zone, no infill development or subdivisions allowed;
 - Medium (M): no new development on new locations (greenfield-development) allowed in the zone, infill development or subdivisions allowed;
 - Weak (W): new development, infill and subdivision discouraged.
- Raised Floor levels
 - Different alternatives for the extent of application:
 - Application to all new and existing buildings in the flood prone area (A);
 - Application only to new developments in the flood prone area (B).
 - Different alternatives for enhanced resilience:
 - Raising the entire building or horticultural activity by 15 cm, so assuming the building or horticultural activity will be developed at a higher level (1)³;
 - Protecting the base of the building only, so increasing the inundation level from which damage occurs from 15 cm for buildings and 10 cm for horticulture to 30 cm for both (2).

³ Please note that the combination (A,1) consisting of applying the floor level raising to all existing buildings and horticulture areas is clearly hypothetical, and included for the sake of comparison.



Table 2 provides an overview of all (portfolios of) reduction options for which the impact has been assessed using UNHaRMED and the MRIA model. The table also indicates the implementation year of the option(s). Once implemented, options are expected to remain implemented until (at least) 2060, the final year of the assessment.

A summary of the results of the risk reduction assessment are provided in Section 3.3. More information is provided in the Options Analysis report and the Pathways document.



TABLE 2: OVERVIEW OF ASSESSMENT OPTIONS INCLUDED IN THE RISK ASSESSMENT. S: STRICT ZONING, M: MEDIUM ZONING, W: WEAK ZONING, 100: ARI 100, 200: ARI200, A: ALL DEVELOPMENTS, B: NEW DEVELOPMENTS, 1: ENTIRE BUILDING, 2: BASE PROTECTION.

	Floodway			Dam			Zoning			Raised FL		
	'18	'30	'50	'18	'30	'50	'18	'30	'50	'18	'30	'50
1.No mitigation												
2.Floodway '18	X											
3.Floodway '30		X										
4.Floodway '50			X									
5.Dam raise '18				X								
6.Dam raise '30					X							
7.Dam raise '50						X						
8.Floodway+dam '18	X			X								
9.Floodway+dam '30		X			X							
10.Floodway+dam '50			X			X						
11.Zoning '18							S,100					
12.Zoning '18							S,200					
13.Zoning '18							M,100					
14.Zoning '18							M,200					
15.Zoning '18							W,100					
16.Zoning '50								W,100				
17.Raised FL '18										A,1		
18.Raised FL '18										A,2		
19.Raised FL '18										B,1		
20.Zoning '18 & Dam '50			X				W,100					
21.Zoning '18 & Fw '50						X	W,100					
22.Zoning '18 & Fw+dam '50			X			X	W,100					
23.Fw+dam+zoning '18	X			X			W,100					
24.Fw+dam '18 & Zoning '50	X			X				W,100				
25.Fw+dam+raised FL '18	X			X						A,2		
26.Fw+dam '18 & Raised FL '30	X			X						A,2		
27.Fw+dam '18 & Raised FL '50	X			X							A,2	
28.Raised FL '18 & Fw+dam '50			X			X				A,2		
29.Fw+dam+zoning '18	X			X			S,200					
30. Fw+dam '19 & Zoning '50	X			X				S,200				
31.Fw+dam+zoning+Raised FL '18	X			X			S,200			A,1		

3.2 SCENARIOS FOR EXPLORING FUTURE UNCERTAINTIES

As a method for exploring the future, scenarios were developed considering plausible changes from 2013 to 2050. Members of SA's State Mitigation Advisory Group (SMAG), assisted by the scenarios team at the University of Adelaide and Research Institute for Knowledge Systems, developed five alternate plausible futures for Greater Adelaide.

These scenarios are detailed in *Futures Greater Adelaide 2020 – An exploration of disaster risk and the future* (Riddell et. al., 2016).

The purpose of scenarios is to explore plausible pathways into the future. The future is a volatile, uncertain, ambiguous and complex place, but decisions and policies need to be implemented regardless. Through a series of workshops, these factors were explored with members of the State Mitigation Advisory Group (SMAG). Uncertainties and drivers were considered, which resulted in five alternative futures for the region. Figure 4 provides a visual guide to four of the developed scenarios, framed around increasing challenges to government intervention and societal resilience.

For their application to the GRUMP project, the scenarios were presented to stakeholders for discussion and refinement to the project's context, including localisation to the floodplain and associated councils.



FIGURE 3: OVERVIEW OF EXPLORATORY SCENARIOS



More information on the scenarios is provided in the Options Analysis report. The impact of the risk reduction options under the various scenarios is described in Sections 3.3. and 3.4.

3.3 ASSESSMENT OF RISK REDUCTION OPTIONS

The options assessment included both a quantitative risk assessment using UNHaRMED and the MRIA model, as well as stakeholder input on the feasibility of various options. Both are briefly summarised in this section.

The main findings of the quantitative risk assessment include:

- The Dam raise is overall very effective in reducing risk, and even more so during large flood events. Nonetheless, both zoning (land use planning) options outperform all other options in the later years, especially for very large flood events. The Floodway option is mostly suited to reducing impacts of smaller floods and outperforms other options in doing so initially (note that the floodway was designed for the smaller ARI events). Although it remains equally effective in reducing risk over time, the impact on risk reduction of the ARI 200 flood overlay is so dominant in 2060 that it outperforms all other options for all ARIs.
- For some options, risk reduction is immediate (starting from 2018 in this study) and consistent over time. This is the case for the Floodway, the Dam raise and the Raised floor levels. For the latter, this is under the assumption that changes to floor levels can be made to existing buildings and horticultural areas can be better protected against inundation. Zoning options only affect future values, as they only impact on new developments. Results show that the impact of zoning on risk reduction increases over time, which makes sense, as new developments increase over time and no longer allocating them in flood prone areas avoids increasing damages.
- Assessing results across scenarios shows that some options score well under all scenarios, while other options perform especially well under specific scenarios. The Dam raise performs very well across all scenarios and all time periods (between 34-39% reduction in risk compared to not implementing any mitigation). Zoning options perform particularly well in scenarios with significant development as they are very effective in redirecting new development away from the hazard-prone areas.

The following main findings were obtained regarding the feasibility of the different risk reduction options on criteria not included in the modelling:

- As part of the Stakeholder Advisory group workshop organized in November 2019, participants were asked to comment on a set of criteria for each of the individual risk reduction options as listed in Section 3.1: political/community acceptance, capital/operational costs, effectiveness, confidence in long-term success, adaptation potential, and implementation time.

Participants agreed that capital costs, especially of the Dam raise and to a lesser extent the Floodway, are expected to be high, but that these options



are also expected to do very well in terms of immediacy and duration of effectiveness. In addition, participants have a lot of confidence in the long-term success of these options. For both planning options, and to a lesser extent the Raised floor levels options, costs are expected to be low (when applied to new developments). However, in terms of community acceptance, these options score rather low and there is less confidence in their long-term success. The risk-based planning option scores poorly for several criteria and was seen as a measure that was too complex to implement. For this reason, risk-based planning was excluded from further analysis in this study.

- As part of the Stakeholder Advisory group workshop organized in June 2021, participants discussed the advantages and disadvantages of the various risk reduction options and provided them with a ranking from 1-8, with 1 being the most preferred option and 8 the least preferred option.

Results indicated a clear preference for the Dam raise option, followed by the Floodway implementation and the Raised Floor levels for new developments. The hazard-based zoning options had an intermediate ranking, while the risk-based zoning option and no mitigation were ranked last. There was, however, a large variation in ranking of the options amongst participants.

Participants were also asked about their preference to combine and/or time certain options. There was broad agreement that it would be relevant to combine the Dam raise and the Floodway option. It was also suggested that these could be combined with Raised floor levels in new development and Zoning.

3.4 PATHWAY DEVELOPMENT

Developing pathways for integrated flood risk management requires focusing on a set of indicators that together present the values in the region. We are therefore seeking a solution that scores well across the following objectives:

- Protection of current assets, and avoiding damage to new developments;
- Protection against minor and major floods;
- Protection under a range of climate scenarios and socio-economic futures;
- Selection of options that are effective in reducing risk and perform well on other social, economic and environmental indicators representing additional objectives in the river basin.

By iteratively assessing the risk reduction impact of (portfolios of) options, we found that a combination of options would be required to meet all of the above objectives, as different options have their own merits. The four best performing portfolios of options from the impact assessment were included as the potential pathways that deserve further consideration. They are summarised in Table 3 and further elaborate on below.



TABLE 3: OVERVIEW OF OPTIONS MOST RELEVANT FOR DEVELOPING THE PATHWAYS. S: STRICT ZONING, M: MEDIUM ZONING, W: WEAK ZONING, 100: ARI 100, 200: ARI200, A: ALL DEVELOPMENTS, B: NEW DEVELOPMENTS, 1: ENTIRE BUILDING, 2: BASE PROTECTION. PV-D IS THE PRESENT VALUE OF THE DAMAGES.

	Rank	PV-D (M\$)	Floodway			Dam			Zoning			Raised FL		
			'18	'30	'50	'18	'30	'50	'18	'30	'50	'18	'30	'50
1.No mitigation	31	239												
8.Floodway+dam '18	8	161	X			X								
25.Fw+D+RFL '18	3	157	X			X						A,2		
29.Fw+D+Z '18	2	131	X			X			S,200					
31.Fw+D+Z+RFL '18	1	106	X			X			S,200			A,1		

The Northern Floodway implementation and the Bruce Eastick dam raise implementation in 2018 will lead to immediate protection of current assets, and together are likely to do so for minor floods (ARI 20, ARI 50) through the Northern Floodway implementation, as well as larger events (ARI 50, ARI 100, ARI 200) through the Bruce Eastick dam raise. Implementing the structural options in 2018 provides considerable additional risk reduction (PV-D \$161 M) compared to an implementation in 2030 (PV-D \$195 M) or 2050 (PV-D \$229 M).

By combining the above approach with Zoning (land use planning) that is implemented in 2018, damages to new developments can be avoided and assets will be better protected against floods of all sizes, including very large floods (ARI 500), by prohibiting or limiting new developments. It should be noted that although these Zoning regulations come into effect immediately, their impact (benefit) is felt increasingly over time as new developments occur, therefore providing adaptive capacity as the population in the region grows.

Increasing the resilience of new and existing buildings and horticultural areas by raising the floor levels or implementing additional options with the same effect, further contributes to a reduced risk.

To arrive at the various options and option portfolios, the implementation of the Northern Floodway and the Bruce Eastick dam raise were included in the assessment as a given option, due to their high scores in the risk reduction assessment, while various alternatives were assessed for the Zoning (land use planning) and the Raised floor levels options. It is important to acknowledge that high risk reduction results were obtained for strict zoning alternatives and for retrofitting existing buildings. However, the feasibility of these would need to be assessed. Where it is unlikely that all existing buildings in the flood prone areas could be retrofitted, avoiding new development in these areas might be more realistic. Depending on the attractiveness of the location within the flood prone area for different activities, combinations of strict zoning for some activities and lesser restrictions for others, while combining the latter with mitigating options (such as raising the floor levels of buildings and infrastructure, making them more resilient, or finding smart ways to protect high-value agriculture) could provide a way forward. Nonetheless, the larger the degree to which new developments



can be located outside of the flood prone area, the lower the risk, as not all damages can be avoided by incorporating mitigating measures.

A final consideration in the pathways development is to be aware of the climate and socio-economic uncertainty in the medium and long term, together with the fact that current development decisions have a high impact on the future risk of the region due to the high inertia of (urban) developments and high value agriculture. Due to climate change, a present-day 1 in 200 year flood, as explored as part of this study, might be the future 1 in 100 year flood and likewise, the present-day 1 in 100 year flood might be the future 1 in 50 year flood, for example. However, additional hydrological and flood modelling would be required to better understand the actual changes in flood frequency and inundation depth. In addition, new residential and economic development in the region will increase the value of assets substantially, leading to high exposed values if these are located in the flood prone areas, either through greenfield development, or by infill or subdivisions. Being aware of those developments and the potential increase in risk they bring will facilitate the development of future-proof pathways.

Table 4 shows for each of the selected pathways: the direct damage for the baseline (BAU) scenario; the variation in direct damage across the different socio-economic scenarios; the indirect damage for the BAU scenario using a medium number of days per ARI for production output loss (see Table 1 for more details on the low, medium and high outage durations); the variation in indirect damages for the BAU scenario based on the duration of the outage and the total of the direct and indirect damages for the BAU scenario, using the medium outage duration. Damage information is provided for three different years, in addition to the NPV of the damages (2018 value, calculated over a 42-year time frame (2018-2060) with a discount rate of 7% per annum).

Table 4 shows that the options listed have the potential to reduce the present value of the damages from \$ 239 M (no mitigation option), to \$ 106-161 M (options listed in Table 4). From the table it can furthermore be concluded that the performance of the options is rather consistent across the various socio-economic scenarios. Only in scenarios where there is very little growth, or even decline (i.e. Cynical Villagers), a combination of structural options with zoning does not outperform a combination of structural options with more resilient buildings. The table also confirms the findings of the Options Analysis report in indicating that zoning options are especially effective under high socio-economic growth and related developments (i.e. Ignorance of the Lambs). More information on the damage values per scenarios can be found in the Pathways document.



TABLE 4: SUMMARY OF (REDUCTION OF) DIRECT DAMAGES (AAD) AND RELATED PRESENT VALUE OF THE DAMAGES (PV-D), INCLUDING THEIR RANGE UNDER DIFFERENT SOCIO-ECONOMIC SCENARIOS, (REDUCTION OF) INDIRECT DAMAGES (AAOL) AND RELATED PV-D, INCLUDING THE VARIATION UNDER DIFFERENT OUTAGE DURATIONS, AND THE SUM OF THE DIRECT AND INDIRECT DAMAGES UNDER THE BAU SCENARIO, FOR SELECTED PATHWAY OPTIONS. FOR RAISED FLOOR LEVELS A: ALL DEVELOPMENTS, 1: ENTIRE BUILDING, 2: BASE PROTECTION.

Option portfolio	Year/ PV-D	Direct Damage – BAU scenario (M\$)	Direct Damage reduction range, across scenarios	Indirect Damage – Med. BAU scenario (M\$)	Indirect Damage Range BAU scenario (M\$)	Total Damage BAU scenario: direct + indirect medium (M\$)
8. Floodway + dam '18	2018	6.0 (-39%)	-39%, -39%	3.9 (-20%)	2.0-7.8	9.9 (-33%)
	2040	7.7 (-40%)	-36%, -42%	5.7 (-21%)	2.9-11.4	13.4 (-33%)
	2060	9.5 (-37%)	-36%, -43%	8.9 (-26%)	4.4-17.7	18.4 (-32%)
	PV-D	93 (-39%)	-37%, -39%	67 (-21%)	34-134	161 (-33%)
25. Floodway + Dam + Raised floor levels (A,2) '18	2018	5.8 (-41%)	-41%, -41%	3.9 (-20%)	2.0-7.8	9.7 (-34%)
	2040	7.4 (-42%)	-42%, -47%	5.7 (-21%)	2.9-11.4	13.1 (-34%)
	2060	9.2 (-39%)	-42%, -48%	8.9 (-26%)	4.4-17.7	18.1 (-33%)
	PV-D	90 (-41%)	-41%, -44%	67 (-21%)	34-134	157 (-34%)
29. Floodway + Dam + Zoning strict ARI200 '18	2018	6.0 (-39%)	-39%, -39%	3.9 (-20%)	2.0-7.8	9.9 (-33%)
	2040	6.0 (-52%)	-47%, -73%	3.2 (-55%)	1.6-6.4	9.2 (-54%)
	2060	6.1 (-60%)	-40%, -74%	5.0 (-58%)	2.5-10.0	11.1 (-59%)
	PV-D	81 (-47%)	-43%, -60%	50 (-41%)	25-100	131 (-45%)
31. Floodway + Dam + Zoning strict ARI200 + Raised floor levels (A,1) '18	2018	5.5 (-44%)	-44%, -44%	1.7 (-65%)	0.9-3.5	7.2 (-51%)
	2040	5.5 (-57%)	-52%, -75%	3.2 (-55%)	1.6-6.4	8.7 (-56%)
	2060	5.6 (-63%)	-55%, -76%	2.1 (-83%)	1.0-4.2	7.7 (-72%)
	PV-D	74 (-52%)	-48%, -64%	32 (-62%)	16-64	106 (-56%)

Although this study focuses on the risk reduction assessment of the different risk reduction portfolios, a consideration of their impact in a broader context would be required as well, to arrive at a regional development pathway that includes risk reduction amongst other social, economic and environmental objectives.



4 LESSONS LEARNT

This section provides some of the relevant technical considerations in carrying out similar exercises with UNHaRMED, and provides an overview of the discussion on use of the system in future projects.

4.1 TECHNICAL CONSIDERATIONS

In carrying out any modelling or assessment study (including studies with UNHaRMED), data, parameters and assumptions play a critical role, together with the technical capability of the tool. Our main reflections and lessons learned in this regard include:

- Aligning any additional modelling relevant for the study at hand (in this particular study the inundation modelling) with the risk assessment modelling with UNHaRMED would facilitate the work and improve the validity of the results;
- Due to the high inertia of the building stock, infrastructure and high-value agriculture, data reflecting the current status is also important for modelling future exposure. Improved initial (present-day) data, especially on the value and location of buildings and agricultural practices, would improve the accuracy of the results, as could improved damage values for road infrastructure. Although this is a reflection on the current flood study, it is generally applicable to risk studies across various hazards;
- An improved understanding of the vulnerability of various assets in the region of interest, as well as their sensitivity to the calculated risk, would enhance the validity of the risk assessment. Like the previous point, this statement is relevant also beyond flood risk as it applies to other hazards also;
- Assumptions made during the modelling impact on the results. It is therefore important to communicate these to the extent possible and include their impact in the interpretation of the results;
- The current project served as a first case to apply UNHaRMED to a practical flood management study. To do so, a number of improvements were made to the software, which have made the system better suited to practical flood management. Several of the improvements can directly be applied to other hazards as well. Further applying UNHaRMED to practical risk assessment and reduction studies involving different hazards will likely lead to further suggestions for improvement and increased realism;
- UNHaRMED provides added value to existing models by providing a suite of indicators that can be tailored to user needs, and by exploring the impact of future climate change impacts and socio-economic developments on risk and the impact of risk reduction options. It would be useful to expand the functionality of UNHaRMED with more automated approaches for the latter.



4.2 USE OF UNHARMED

In June 2021, a workshop was conducted with stakeholders from the GRFMA (Gawler River Floodplain Management Authority). This section builds on the reflections provided and is structured around the questions posed during the workshop. Responses are bulleted below the participant questions.

Question: *For what types of questions can a system like UNHaRMED provide support?*

- To assess the impact of mitigation options and to facilitate discussing and selecting the preferred option;
- To support business case development for mitigation;
- Future land use planning in a broad sense.

Question: *How and by whom should a system like UNHaRMED be used?*

- An important consideration in this decision is the ease of use of the system and the capability and capacity of the organisation;
- UNHaRMED seems to be best suited for use at regional or state level, e.g. by a State Agency, but there might be potential at local government too.

Question: *What are the main challenges in using a system like UNHaRMED?*

- The need for good data, as the accuracy of the model results depend on the accuracy and completeness of the input data;
- The available skill set, knowledge and technology and maintaining the awareness of its availability and its use over time.

Question: *What are the main benefits of using a system like UNHaRMED?*

- Holistic understanding of benefits and impacts of alternative mitigation options under a range of scenarios;
- Provides a structured assessment and decision process;
- Good foundations on cost benefit analysis. Might be an alternative to the approach for a SMP (Stormwater Management Plan);
- Helps to focus on new data collection.

Question: *What do you see as the main capabilities of UNHaRMED in its current form?*

- Spatial analysis linked to economic analysis and hydrological analysis;
- Comparison of options in terms of average annual damages;



- Provides a good basis to understand the risk and possible impacts. The various scenarios and ability to map the benefits of suggested flood (hazard) mitigation options is useful.

What would you like to see added for the improvement of UNHaRMED?

- Feedback loop between land use change and flood risk.

Further suggestions on potential use cases for different organisations is provided in the report on the Evaluation of the UNHaRMED application.



5 CONCLUSIONS

This study has presented a pathways approach for integrated flood management using UNHaRMED and the MRIA model, which was applied to the Gawler river basin. Using the approach, a range of risk reduction options has been quantitatively assessed, and combined with participatory activities, to develop potential pathways for integrated flood management for the Gawler river basin.

Important considerations in this pathways approach included:

- Protection of current assets, and avoiding damage to new developments;
- Protection against minor and major floods;
- Protection under a range of socio-economic futures and climate scenarios⁴;
- Selection of options that are effective in reducing risk and perform well on other social, economic and environmental indicators representing additional objectives in the river basin.

The impact assessment modelling of individual options, as well as combinations of options, shows that a combination of options with immediate effectiveness in protecting existing assets, and the ability to avoid future risk due to new developments, would be desirable.

Combining the Northern Floodway implementation with the Bruce Eastick dam raise implementation reduces the risk of existing assets across floods of different severities, while (strict) zoning avoids new development in the flood prone areas. These options can be combined with options to increase the resilience of the assets, and hence reduce their vulnerability against flood events, especially in locations at risk. The selection of the more detailed options to limit development and increase the resilience of existing and future assets would need to be tailored to specific local characteristics and interests.

In implementing risk reduction options, and especially zoning regulations that limit new developments, it is important to consider a range of climate scenarios, as well as future socio-economic developments. This is in order to future proof flood management strategies, by being aware of changing risk profiles and being able to put appropriate risk reduction strategies in place.

Although this report focuses on the risk reduction assessment of the different risk reduction portfolios, a consideration of their impact in a broader context would be required as well, to arrive at a regional development pathway that includes risk reduction amongst other social, economic and environmental objectives.

This study has demonstrated both the value and challenges of applying UNHaRMED for regional flood risk master planning.

In terms of benefits, applying UNHaRMED enables:

⁴ The impact of climate scenarios was mimicked by using the ARI200 inundation area instead of the ARI100 inundation area for zoning, in the absence of ARI100 inundation information for different climate scenarios.



- All aspects of risk to be considered, including hazard, exposure and vulnerability;
- The temporal and spatial evolution of risk under different plausible future scenarios to be determined, providing information on potential future flood risk hot spots, and the comparison across different socio-economic scenarios;
- The relative effectiveness of different mitigation strategies, targeting hazard, exposure and vulnerability, to be assessed in an integrated manner;
- The most promising future risk reduction pathways to be identified;
- Clear communication of the evolution of future risk through time and the relative effectiveness of different risk reduction strategies;
- The incorporation of stakeholder input, as well quantitative information, in an integrated fashion.

In terms of challenges, the successful application of UNHaRMED requires:

- The availability of high-quality data on all factors affecting risk, as this has a direct impact on the uncertainty of the results obtained. This is, however, a requirement of all risk studies;
- Potential tailoring of the software to meet application-specific end user needs, which, while possible, can require significant resources;
- Tailoring to local conditions to obtain reliable results.



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Agenda Item: 9.1
Committee: Board
Meeting Date: 14 April 2022
Title: Light and Adelaide Plains Region Economic Development Authority

Recommendation:

That the correspondence from the then Minister for Planning and Local Government, Hon Josh Teague MP be noted.

Then Minister for Planning and Local Government, Hon Josh Teague MP has written to the GRFMA seeking response to a request from the Light Regional Council and the Adelaide Plains Council (the Constituent Councils); for Ministerial approval to establish a regional subsidiary under the Local Government Act 1999, to be known as the Light and Adelaide Plains Region Economic Development Authority.

The correspondence from Hon Teague and the Councils is attached to this report.



**Government
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**Minister for Planning
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21MLG0791

Mr Ian Baldwin
Chair
Gawler River Floodplain Management Authority

By email: davidehitchcock@bigpond.com

Dear Mr Baldwin

I write in response to a request from the Light Regional Council and the Adelaide Plains Council (the constituent councils) for my approval to establish a regional subsidiary under the *Local Government Act 1999*, to be known as the Light and Adelaide Plains Region Economic Development Authority.

According to the proposed Charter, the purpose of the regional subsidiary is to:

- Identify key infrastructure requirements to underpin and grow the region's economy;
- Promote the delivery of key infrastructure in the region through public and private sector investment;
- Facilitate the delivery of key infrastructure in the region;
- Promote the region as an important and emerging economic area for South Australia;
- Identify inadequacies and barriers to economic development present in Commonwealth and South Australian legislation, governance and structural arrangement;
- Advocate for legislative reform to support economic growth throughout the region;
- Advise the constituent councils on the coordination of the strategic management of the region's resources in the best interests of the constituent councils' communities;
- Establish a policy for working collaboratively with Regional Development Australia and other relevant bodies; and
- Advise the constituent councils on the establishment of a joint planning board in the best interests of the constituent councils' communities.


Given the degree to which the apparent functions and purposes of the proposed regional subsidiary relate to the work of existing bodies, including the Gawler River Floodplain Management Authority (GRFMA), my predecessor, the Hon Vickie Chapman MP, wrote to the constituent councils seeking greater clarity on the role of the regional subsidiary and how it relates to the work of the GRFMA.

The constituent councils have advised that the establishment of a regional subsidiary will augment current governance arrangements without diminishing the functions of the GRFMA. The correspondence, which I have provided for information, includes a table identifying what the constituent councils consider a gap in the current economic development arrangements.

In order to assist my consideration of the regional subsidiary, I request that you seek the view of the GRFMA on this matter and provide a response in due course.

For further information, please contact Ms Alex Hart, Director, Office of Local Government, Attorney-General's Department, on 0434 279 724 or via email alex.hart@sa.gov.au.

Yours sincerely,

A handwritten signature in blue ink, appearing to read 'Josh Teague', with a large circular flourish on the left side.

Hon Josh Teague MP

Minister for Planning and Local Government

18/2 / 2022

Enc: *Letter from Light Regional Council and Adelaide Plains Council regarding the establishment of the Light and Adelaide Plains Region Economic Development Authority.*



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FROM THE OFFICE OF THE MAYORS

Our Ref: D21/55860

23 December 2021

The Hon. Josh Teague MP
Minister for Planning and Local Government
GPO Box 464
ADELAIDE SA 5001

By email: attorneygeneral@sa.gov.au

Dear Minister

**Re: Light and Adelaide Plains Region Economic Development Authority – Regional
Subsidiary**

Adelaide Plains Council and Light Regional Council (collectively ‘the councils’) previously corresponded with Minister Chapman regarding an exciting proposal to work together to advance regional investment and economic development initiatives.

The councils provided a detailed submission dated 3 June 2021 (copy **attached**) and received a response from Minister Chapman dated 13 August 2021, which sought further advice on the measures that the councils are undertaking to ensure that there will be no overlap, duplication or clash of activities with those of other bodies, such as the Regional Development Australia (RDA) Barossa and Gawler River Flood Management Authority (GRFMA).

The councils appreciate Minister Chapman’s request for clarification on this question. In response, the councils very much see this initiative as both augmenting current governance arrangements in this space without diminishing the functions of the RDA or the GRFMA. A Table has been prepared (**attached**) to illustrate where the councils consider that there is a ‘gap’ in the current economic development arrangements that a Regional Subsidiary is viewed as being best suited to respond to.

We trust that this additional information clarifies the intent of this proposal and welcome your favourable consideration. If any further clarification is required, please contact the councils at your convenience.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'Bill O'Brien', with a horizontal dotted line underneath.

Bill O'Brien
Mayor
Light Regional Council

A handwritten signature in blue ink, appearing to read 'Mark Wasley', with a horizontal dotted line underneath.

Mark Wasley
Mayor
Adelaide Plains Council

Encl. Comparative Analysis
Submission to Hon. Vickie Chapman MP dated 3 June 2021

Characteristic	Regional Development Australia (per: rda-charter.pdf)	Identified 'Gap' - RDA	Gawler River Flood Management Authority (GRFMA)	Identified 'Gap' - GRFMA	Light and Adelaide Plains Region Economic Development Authority – Regional Subsidiary
Form	<i>A national network of Committees made up of local leaders who work with all levels of government, business and community groups to support the economic development of their regions.</i>	This is a very broad remit. RDA Barossa Gawler Light Adelaide Plains focus is broadly upon wine, tourism, food and equine industry support and related projects across a very broad area.	A regional subsidiary comprising six constituent councils, established in accordance with Section 43 and Schedule 2 of the <i>Local Government Act 1999</i> . The constituent councils are Adelaide Hills, Adelaide Plains, Barossa, Gawler, Light and Playford	The subsidiary comprises two representatives from each of the constituent councils, namely an elected member and the CEO. The current Charter does not allow for external expertise to be appointed to the Authority's Board.	A Regional Subsidiary can provide more broadened membership expertise to provide a more focussed, local project-based approach, such as in the example of repurposing recycled water for productive purposes or the sourcing of funding for regional infrastructure. .
Role	<i>RDA Committees have an active and facilitative role in their communities with a clear focus on growing strong and confident regional economies that harness their competitive advantages, seize economic opportunities and attract investment.</i>	The RDA has a consultative, advisory and facilitation focus with a more limited capacity for direct project identification and delivery.	Established for the purpose of coordinating the planning, construction, operation and maintenance of flood mitigation infrastructure for the Gawler River.	The GRFMA Charter is appropriately narrowly defined to focus on flood mitigation infrastructure across the catchment, limiting the opportunity to consider other initiatives such as water re-use or water harvesting opportunities.	The subsidiary model is structured with a capacity to identify a range of projects, attract investment, secure agreements and approvals and arrange delivery.

Characteristic	Regional Development Australia (per: rda-charter.pdf)	Identified 'Gap' - RDA	Gawler River Flood Management Authority (GRFMA)	Identified 'Gap' - GRFMA	Light and Adelaide Plains Region Economic Development Authority – Regional Subsidiary
Function/s	<p>RDA Committees:</p> <p>a) <i>Facilitate regional economic development outcomes, investment, local procurement and jobs.</i></p> <p>b) <i>Promote greater regional awareness of and engagement with Australian Government policies, grant programs and research.</i></p> <p>c) <i>Improve Commonwealth regional policy making by providing intelligence and evidence-based advice to the Australian Government on regional development issues.</i></p> <p>d) <i>Co-ordinate the development of a strategic regional plan, or work with suitable existing regional plans that will align with the Commonwealth's regional priorities.</i></p>	<p>Per its Charter, the RDA Barossa Gawler Light Adelaide Plains is charged with promoting a greater understanding of and engagement with the Commonwealth Government, its policies, grant programs and research.</p> <p>At a more local level, the Regional Subsidiary can effectively complement the core RDA functions, by:</p> <ul style="list-style-type: none"> Identifying regional infrastructure needs; Promoting: <ul style="list-style-type: none"> The region; and The delivery of this infrastructure to private and public providers; Working with the RDA Barossa Gawler Light Adelaide Plains to facilitate investment in and delivery of key infrastructure; Advocating for change to address barriers to economic growth. 	<p>The functions of the GRFMA are:</p> <ol style="list-style-type: none"> <i>To raise finance for the purpose of developing, managing and operating and maintaining works approved by the Board.</i> <i>To provide a forum for the discussion and consideration of topics relating to constituent councils' obligations and responsibilities in relation to management of flooding of the Gawler River.</i> <i>To advocate on behalf of the constituent councils and their communities where required to State and Federal Governments for legislative policy changes on matters related to flood management and associated land use planning with Gawler River flood mitigation.</i> <i>To facilitate sustainable outcomes to ensure a proper balance between economic,</i> 	<p>Matters concerning flood mitigation along the Gawler River catchment would remain with the GRFMA.</p> <p>On any matters of mutual interest, the Regional Subsidiary would strive to work with the GRFMA to deliver broader outcomes as may assist both bodies.</p> <p>The proposed Regional Subsidiary model simply enables the consideration of broader opportunities for infrastructure provision, resource capture and/or reuse across two council areas, that are aimed at unlocking the potential for investment and value-adding to the productive capabilities of their combined districts.</p>	<p>Per its proposed (draft) Charter, the Regional Subsidiary is intended to have specific purposes, to:</p> <ul style="list-style-type: none"> Identify key infrastructure requirements to advance the region's economy; Promote the delivery of key regional infrastructure through public and private sector investment; Facilitate the delivery of key infrastructure in the region Promote the region as an important and emerging economic area for the State Identify inadequacies and barriers to economic development present in Commonwealth and South Australian legislation and governance and structural arrangements; Advocate for legislative reform to support the growth of the region's economy;

Characteristic	Regional Development Australia (per: rda-charter.pdf)	Identified 'Gap' - RDA	Gawler River Flood Management Authority (GRFMA)	Identified 'Gap' - GRFMA	Light and Adelaide Plains Region Economic Development Authority – Regional Subsidiary
		<p>With its ability to act as a project sponsor, the councils consider that the Regional Subsidiary can contribute to regional growth in a direct and meaningful way that is not in conflict with the role and functions of the RDA.</p> <p>This is mainly as the focus of the Regional Subsidiary can be on project delivery (outputs), at a scale that the RDA Barossa is not resourced to deliver, given its focus is mainly on 'inputs' to regional opportunities rather than taking on responsibilities for larger scale deliverables.</p> <p>This provides a clear but important distinction between the two entities.</p>	<p><i>social, environmental and cultural consideration.</i></p> <p>5. <i>To provide advice as appropriate to the constituent councils in relation to development applications relevant to the Authority's roles and functions.</i></p>		<ul style="list-style-type: none"> • Advise the councils on the coordination of the strategic management of the region's resources in the best interests of the constituent councils' communities; • Establish a policy for working collaboratively with Regional Development Australia and other relevant bodies; • Advise the councils on the establishment of a joint planning board in the best interests of the constituent councils' communities.



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FROM THE OFFICE OF THE MAYORS

Our Ref: D21/23825

3 June 2021

The Hon Vickie Chapman MP
Minister for Planning and Local Government
GPO Box 464
ADELAIDE SA 5001

By email: attorneygeneral@sa.gov.au

Dear Minister

Re: Light and Adelaide Plains Region Economic Development Authority – Regional Subsidiary

We refer to our recent letter to you, hand delivered by Mr Graham Gunn AM on Thursday 20 May 2021, in relation to the establishment of the Light and Adelaide Plains Region Economic Development Authority – Regional Subsidiary. We write to provide further particulars in support of our request for Ministerial approval pursuant to Section 43(3) of the Local Government Act 1999.

Background Information

Light Regional Council (LRC) and Adelaide Plains Council (APC) are strongly committed to the delivery of regionally significant infrastructure to underpin and grow the Region's economy.

Flood mitigation measures outlined through a Stormwater Management Plan as well as water harvesting and water reuse opportunities and initiatives linked to the Northern Adelaide Irrigation Scheme, Gawler Water Reuse Scheme and Barossa Infrastructure Ltd are foremost in our thinking and require coordination and delivery. These are just some of the many examples where LRC and APC remain steadfast in our collective attempts to grow investment, employment and the economy of South Australia.

Water reuse opportunities and the delivery of flood mitigation infrastructure throughout our catchment to nourish and protect the State's food bowl is of paramount importance and we believe the establishment of a regional subsidiary, to be headed up by Mr Rod Hook, will assist the state by coordinating, integrating and implementing the various water plans.

While both councils *could* continue to act independently in driving outcomes for the betterment of the Region and indeed the State, we firmly believe that a coalition of councils provides a more substantial and robust governance structure to underpin and drive infrastructure deliverables in unison with the State Government.

It is against this backdrop that both LRC and APC have united in pursuing the establishment of a regional subsidiary pursuant to Section 43 of the Local Government Act geared at:

- identifying, promoting and facilitating the delivery of key infrastructure requirements in the Region
- growing the regional economy through public and private sector investment
- promoting the region as an important and emerging economic area for the State
- identifying inadequacies and barriers to economic development and, in doing so, to advocate for legislative reform to support the growth of the Region's economy

Charter

We **enclose** a copy of the Subsidiary Charter, recently endorsed by both councils.

Australian Business Register

We confirm that the Australian Business Register has been checked and the proposed name of the regional subsidiary (Light and Adelaide Plains Region Economic Development Authority) is available as a business name.

Reports and Resolutions

We **enclose** a copy of the relevant reports and resolutions by both LRC and APC in relation to the establishment of the regional subsidiary.

Proposed Date of Commencement

It is intended that the regional subsidiary will commence its operations on 1 July 2021 or immediately upon establishment as signified by the notice of the Minister in the Government Gazette, whichever occurs later.

Intention to Employ Persons

It is intended that the regional subsidiary will employ at least one person, on a part-time basis, to carry out its activities. The intended start date of employment is as soon as practicable following establishment of the regional subsidiary.

Formal Request to Establish Regional Subsidiary

In consideration of the above, we the Mayors of LRC and APC, and on behalf of our constituent councils, formally request Ministerial approval for the establishment of the Light and Adelaide Plains Region Economic Development Authority – Regional Subsidiary, pursuant to Section 43(3) of the Local Government Act 1999.

We thank you for your timely consideration of our request.

Yours sincerely



Mark Wasley
Mayor
Adelaide Plains Council



Bill O'Brien
Mayor
Light Regional Council

Encl. Draft Charter – Light and Adelaide Plains Region Economic Development Authority
Copy of Reports and Minutes of Adelaide Plains Council
Copy of Reports and Minutes of Light Regional Council

COPY

LIGHT AND ADELAIDE PLAINS REGION ECONOMIC DEVELOPMENT AUTHORITY

REGIONAL SUBSIDIARY

CHARTER

1. INTRODUCTION

1.1 Name

The name of the subsidiary is the Light and Adelaide Plains Region Economic Development Authority (referred to as 'the Authority' in this Charter).

1.2 Definitions

'the Act' means the Local Government Act 1999 and includes all regulations made thereunder;

'the Authority' means the Light and Adelaide Plains Region Economic Development Authority;

'the Board' means the Board of Management of the Authority set out at clause 3;

'Board Member' means a member of the Board appointed in accordance with clause 3.2;

'Budget' means the annual budget adopted by the Authority pursuant to clause 5.1;

'Business Plan' means the business plan adopted by the Authority pursuant to clause 6.2;

'Chairperson' means the member of the Board appointed pursuant to clause 3.2;

'Executive Officer' means the person appointed pursuant to clause 4 as the Executive Officer of the Authority;

'Constituent Councils' means those councils identified at clause 1.4.2;

'Council' means a council constituted under the Act;

'Financial Statements' has the same meaning as in the Act;

'Financial Year' means 1 July in each year to 30 June in the subsequent year;

'Long Term Financial Plan' means the long term financial plan prepared by the Authority and approved by the Constituent Councils pursuant to clause 5.5;

'Region' means the combined geographic areas of the Constituent Councils;

'Selection Panel' means the Panel established pursuant to clause 3;

'Strategic Plan' means the strategic plan adopted by the Authority pursuant to clause 6.1.

1.3 Interpretation

In this Charter, unless the context otherwise requires:

- 1.3.1 headings do not affect interpretation;
- 1.3.2 singular includes plural and plural includes singular;
- 1.3.3 words of one gender include any gender;
- 1.3.4 a reference to a person includes a partnership, corporation, association, government body and any other entity;
- 1.3.5 a reference to legislation includes any amendment to it, any legislation substituted for it, and any subordinate legislation made under it;
- 1.3.6 an unenforceable provision or part of a provision of this Charter may be severed, and the remainder of this Charter continues in force, unless this would materially change the intended effect of this Charter;
- 1.3.7 the meaning of general words is not limited by specific examples introduced by 'including', 'for example' or similar expressions; and
- 1.3.8 a reference to a 'clause' means a clause of this Charter.

1.4 Establishment

- 1.4.1 The Authority is a regional subsidiary established under Section 43 of the Act by the Constituent Councils.
- 1.4.2 The Constituent Councils are:
 - 1.4.2.1 Light Regional Council; and
 - 1.4.2.2 Adelaide Plains Council.

1.5 Local Government Act 1999

This Charter must be read in conjunction with Parts 2 and 3 of Schedule 2 to the Act. The Authority shall conduct its affairs in accordance with Parts 2 and 3 of Schedule 2 to the Act except as modified by this Charter in a manner permitted by the Act.

1.6 Objects and Purposes of the Authority

The Authority is established for the following objects and purposes:

- 1.6.1 to identify key infrastructure requirements to underpin and grow the Region's economy;
- 1.6.2 to promote the delivery of key infrastructure in the Region through public and private sector investment;
- 1.6.3 to facilitate the delivery of key infrastructure in the Region;

- 1.6.4 to promote the Region as an important and emerging economic area for South Australia;
- 1.6.5 to identify inadequacies and barriers to economic development present in Commonwealth and South Australian legislation and governance and structural arrangements;
- 1.6.6 to advocate for legislative reform to support the growth of the Region's economy;
- 1.6.7 to advise the Constituent Councils on the coordination of the strategic management of the Region's resources in the best interests of the Constituent Councils' communities;
- 1.6.8 to establish a policy for working collaboratively with Regional Development Australia and other relevant bodies;
- 1.6.9 to advise the Constituent Councils on the establishment of a joint planning board in the best interests of the Constituent Councils' communities.

2. FUNCTIONS, POWERS AND DUTIES OF THE AUTHORITY

The functions, powers and duties of the Authority are to be exercised in the performance and furtherance of the Authority's objects and purposes.

2.1 Functions and Powers

In addition to those specified in the Act, the functions and powers of the Authority are:

- 2.1.1 subject to clause 2.5 to enter into any kind of contract or arrangement;
- 2.1.2 to borrow funds and incur expenditure in accordance with clause 2.5;
- 2.1.3 subject to clause 2.5 to employ, engage, determine conditions of employment or engagement, remunerate, remove, suspend, dismiss or terminate the Executive Officer of the Authority;
- 2.1.4 subject to clauses 2.5 and 4.3 to employ other staff;
- 2.1.5 subject to clause 2.5 to employ, engage or retain professional advisers to the Authority;
- 2.1.6 subject to clause 2.5 to institute, initiate and carry on legal proceedings;
- 2.1.7 to establish committees for such purposes as the Authority considers appropriate;
- 2.1.8 subject to clause 2.5 to agree to undertake a project in conjunction with any council or government agency or authority and in so doing to participate in the formation of a trust, partnership or joint venture with any council or government agency or authority to give effect to the project;

- 2.1.9 to print or publish any materials in any medium that the Authority considers appropriate for the attainment of its objects and purposes;
- 2.1.10 subject to clause 2.5 to become a member of, cooperate with or contract with any other association, body or organisation whose objects and purposes are similar or complementary to the Authority's.
- 2.1.11 to open and operate bank accounts;
- 2.1.12 to make submissions for and accept grants, subsidies, contributions, sponsorships and other forms of revenue and support to further its objects and purposes;
- 2.1.13 to invest any funds of the Authority in any investment provided that:
 - 2.1.13.1 in exercising this power of investment the Authority must exercise the care, diligence and skill that a prudent person of business would exercise in managing the affairs of other persons; and
 - 2.1.13.2 the Authority must avoid investments that are speculative or hazardous in nature;
- 2.1.14 provided that the consent of the Constituent Councils has first been obtained, other than as set out in clause 2.1.9, to participate in a trust, including by becoming and exercising the powers of a trustee, not inconsistent with this Charter or the objects and purposes of the Authority;
- 2.1.15 with the prior approval of the Constituent Councils to purchase, sell or otherwise acquire, dispose of or encumber any real property or interests therein other than by lease or licence;
- 2.1.16 subject to clause 2.5 to lease, licence, hire or rent any real property or interests therein.
- 2.1.17 the power to do anything else necessary or convenient for or incidental to the exercise, performance or discharge of its powers, functions or duties or the attainment of its objects and purposes.

2.2 Duties

The Authority has the following duties:

- 2.2.1 to exercise the functions and powers of the Authority only in the performance and furtherance of the Authority's objects and purposes;
- 2.2.2 to comply with this Charter, the Act, all other applicable law and any lawful joint direction of the Constituent Councils.

2.3 Other Powers, Functions and Duties

The Authority may exercise such other functions, powers and duties as are delegated to the Authority or authorised by the Constituent Councils from time to time.

2.4 Acting Outside Area

- 2.4.1 The Constituent Councils consider it necessary and expedient to the attainment of the Authority's objects and purposes for the Authority to undertake the following activities outside the area of the Constituent Councils and accordingly authorise the Authority to undertake such activities:
- 2.4.1.1 to identify, promote and facilitate the delivery of key infrastructure requirements to underpin and grow the Region's economy and that of adjoining local government areas;
 - 2.4.1.2 to promote the Region and adjoining local government areas as an important and emerging economic area for South Australia;
 - 2.4.1.3 to advocate for legislative reform to support the growth of the Region's economy and that of adjoining local government areas.

2.5 Borrowings and Expenditure

- 2.5.1 The Authority has the power to incur expenditure as follows:
- 2.5.1.1 in accordance with a budget adopted by the Authority and approved by the Constituent Councils as required by the Act or this Charter; or
 - 2.5.1.2 with the prior approval of both of the Constituent Councils; or
 - 2.5.1.3 in accordance with the Act, in respect of expenditure not contained in a budget adopted by the Authority for a purpose of genuine emergency or hardship.
- 2.5.2 The Authority has the power to borrow money as follows:
- 2.5.2.1 in accordance with a budget adopted by the Authority as required by the Act or this Charter; or
 - 2.5.2.2 in respect of an overdraft facility or facilities up to a maximum amount of \$100,000; or
 - 2.5.2.3 with the prior approval of the Constituent Councils.

2.6 Delegation by the Authority

- 2.6.1 The Authority may, in accordance with this Charter and the Act, by resolution, delegate to a committee, an employee of the Authority or a Constituent Council or to a person for the time being occupying a particular office or position any of its powers and functions under the Act or Charter but may not delegate:

- 2.6.1.1 the power to borrow money or obtain any other forms of financial accommodation not contained in a Budget adopted by the Authority;
 - 2.6.1.2 the power to approve expenditure of money on works, services or operations of the Authority not contained in a Budget adopted by the Authority;
 - 2.6.1.3 the power to approve the reimbursement of expenses or payment of allowances to Board Members;
 - 2.6.1.4 the power to adopt or revise a Budget of the Authority;
 - 2.6.1.5 the power to adopt or revise a Business Plan, Strategic Plan or Long Term Financial Plan of the Authority;
 - 2.6.1.6 the power to adopt or revise financial estimates and reports; and
 - 2.6.1.7 the power to make any application or recommendation to the Minister.
- 2.6.2 A delegation is revocable at will and does not prevent the Authority from acting in a matter.

3. BOARD OF MANAGEMENT

3.1 Role and Structure

- 3.1.1 The Authority is a body corporate and is governed by the Act and this Charter.
- 3.1.2 The Board is the Authority's governing body and has the responsibility for the administration of the affairs of the Authority ensuring that the Authority acts in accordance with this Charter and all relevant legislation including the Act.
- 3.1.3 All meetings of the Authority shall be meetings of the Board.

3.2 Membership of the Board

- 3.2.1 The Board shall consist of at least five (5) but no more than seven (7) members, including the Chairperson, appointed by the Constituent Councils following the receipt of recommendations from the Selection Panel in accordance with clause 3.2.3. The Constituent Councils may appoint Board Members for a maximum period of four (4) years each and on such other conditions as the Constituent Councils may determine and the Constituent Councils may at any time terminate or revoke one or more of those appointments and appoint one or more (as the case may be) other persons to be a Board Member(s).

The Constituent Councils must as far as possible ensure that the Board Members collectively possess the following skills and experience:

- 3.2.1.1 infrastructure;
- 3.2.1.2 finance;
- 3.2.1.3 corporate governance;
- 3.2.1.4 engineering;
- 3.2.1.5 town planning;
- 3.2.1.6 risk management; and
- 3.2.1.7 economics and finance.

3.2.2 Each Constituent Council must give notice in writing to the Authority of its appointment of Board Members, the term of appointment, any other conditions, and of any termination or revocation of those appointments. A notice in writing signed by the Chief Executive Officer of the Constituent Council will be sufficient evidence of an appointment, termination or revocation of an appointment and will constitute notice as required by this clause 3.2.2.

3.2.3 The Selection Panel shall invite applications for the positions of Board Member including the position of Chairperson and assess such applications through such process as it considers appropriate and make recommendations to the Constituent Councils on the appointment of Board Members and the Chairperson including the terms and conditions to attach to such appointments.

3.2.4 There will be no deputies to Board Members other than the Deputy Chairperson appointed pursuant to clause 3.4.3.

3.3 Selection Panel

3.3.1 The Selection Panel is to be comprised of the Mayors and Chief Executive Officers of the Constituent Councils.

3.3.2 A member of the Selection Panel will cease to hold office as a member of the Selection Panel upon ceasing to hold office as a Mayor of a Constituent Council or ceasing to be employed as a Chief Executive Officer of a Constituent Council.

3.4 Chairperson of the Board

3.4.1 The Chairperson will cease to hold office as Chairperson in the event:

- 3.4.1.1 the Chairperson resigns as Chairperson; or
- 3.4.1.2 the Chairperson ceases to be a Board Member; or
- 3.4.1.3 the Constituent Councils terminate the Chairperson's appointment as Chairperson.

3.4.2 In the event that the office of Chairperson becomes vacant, then the Constituent Councils must appoint a new Chairperson who shall hold

office for the balance of the original term or until such later date as the Constituent Councils may determine.

- 3.4.3 The Board shall appoint a Board Member, other than the Chairperson to be the Deputy Chairperson for a term of up to four (4) years and provided such term does not exceed the Board Member's term of appointment as a Board Member and at the conclusion of the Deputy Chairperson's term of office, the Deputy Chairperson is eligible for reappointment.
- 3.4.4 In the event that the Chairperson refuses or is unable to act as Chairperson, or for whatsoever reason ceases to hold office as Chairperson or Board Member, then the Deputy Chairperson shall act in that office and in the event that the Deputy Chairperson refuses or is unable to act as Chairperson or for whatsoever reason ceases to hold office as a Board Member, the Board shall appoint a Board Member to be the Chairperson until such time as a Chairperson has been appointed by the Constituent Councils.
- 3.4.5 The Chairperson must preside at all meetings of the Board and, in the event the Chairperson is absent from a meeting, the Deputy Chairperson shall preside and in the event of both the Chairperson and Deputy Chairperson being absent from a meeting, the Board must appoint one of the Board Members present to preside for the duration of the Chairperson or Deputy Chairperson's absence.

3.5 Office of Board Member

- 3.5.1 Subject to clause 3.2, at the conclusion of a Board Member's term of office, including the Chairperson, such Board Member or Chairperson will be eligible for re-appointment.
- 3.5.2 A Board Member will cease to hold office in the circumstances set out in the Act as to when a Board Member's office becomes vacant.
- 3.5.3 Where, for any reason, the office of a Board Member becomes vacant the Constituent Councils will be responsible for appointing a replacement Board Member.
- 3.5.4 Where any vacancy occurs in the membership of the Board it must be filled in the same manner as the original appointment and the person appointed to fill the vacancy may be appointed for the balance of the term of the original appointment or such longer term and at the expiry of that term shall be eligible for reappointment.

3.6 Remuneration of Board Members

- 3.6.1 The Authority will pay each Board Member a sitting fee as determined by the Constituent Councils following the receipt of a recommendation from the Selection Panel having regard to the Guidelines for Agencies and Board Directors published from time to time by the Department of Premier and Cabinet for Government Boards and Committees or such publication as may succeed such Guidelines).

- 3.6.2 The Chairperson will receive from the Authority reimbursement of expenses properly incurred in performing or discharging official functions and duties as determined by the Authority and set out in a policy adopted by the Authority for the purposes of this clause.
- 3.6.3 The Selection Panel will review the sitting fee to be paid to the Board Members and make recommendations to the Constituent Councils of the outcome of the review and any alteration to such fees.

3.7 Insurance

The Authority must take out a suitable policy of insurance insuring Board Members and their spouses or another person who may be accompanying a Board Member, against risks associated with the performance or discharge of their official functions and duties or on official business of the Authority.

3.8 Returns

- 3.8.1 Board Members are not required to submit returns under Chapter 5, Part 4, Division 2 of the Act.
- 3.8.2 The Authority may adopt a Code of Conduct for Board Members to be approved by the Constituent Councils.

3.9 Proceedings of the Board

3.9.1 General

The procedure to be observed at a meeting of the Board will be:

- 3.9.1.1 as prescribed by the Act;
- 3.9.1.2 insofar as the procedure is not prescribed by the Act, as set out in this Charter or otherwise determined by the Constituent Councils;
- 3.9.1.3 insofar as the procedure is not prescribed by the Act, this Charter or the Constituent Councils – as determined by the Board itself.

3.9.2 Board Meetings

- 3.9.2.1 Ordinary meetings of the Board will be held at such times and places as determined by the Board except that there must be at least one (1) ordinary meeting of the Board every three months.
- 3.9.2.2 An ordinary meeting of the Board will constitute an ordinary meeting of the Authority. The Board shall administer the business of the Authority at the ordinary meeting.
- 3.9.2.3 Any Constituent Council, the Chairperson or three (3) Board Members may by delivering a written request to the Executive Officer require a special meeting of the Board to be held and any such special meeting shall constitute a

special meeting of the Authority. The written request must be accompanied by the agenda for the special meeting and if an agenda is not provided the request has no effect.

3.9.2.4 Meetings of the Board will not be open to the public and Chapter 6 Part 3 of the Act does not extend to the Authority.

3.9.2.5 Without limiting clause 21(8) of Schedule 2 of the Act:

- (a) the Mayors of the Constituent Councils (or if the Mayor is unable, the Deputy Mayor of the same Constituent Council as the Mayor) may attend meetings of the Board as observers;
- (b) the Board may permit such persons to attend board meetings as it considers appropriate.

3.9.3 ***Notice of Meetings***

3.9.3.1 Notice of an ordinary meeting of the Board will be given by the Executive Officer to each Board Member not less than three (3) clear days prior to the holding of the meeting by such means as the Executive Officer considers reasonably practicable to bring the notice to the attention of the Board Member.

3.9.3.2 On receipt of a written request pursuant to clause 3.9.2.3, the Executive Officer and Chairperson must determine the date and time of the special meeting and subject to clause 3.9.3.2 the Executive Officer must give notice to all Board Members at least four (4) hours prior to the commencement of the special meeting.

3.9.3.3 The Executive Officer must, in relation to a notice of meeting of the Board for the purpose of considering the making of a recommendation to the Constituent Councils to wind up the Authority, provide the notice to all Board Members at least four (4) months before the date of the meeting.

3.9.3.4 Notice of a meeting of the Board must:

- (a) be in writing; and
- (b) set out the date, time and place of the meeting; and
- (c) be signed by the Executive Officer; and
- (d) contain, or be accompanied by, the agenda for the meeting; and
- (e) be accompanied by a copy of any documents or reports that are to be considered at the meeting (so far as this is practicable).

- 3.9.3.5 The Executive Officer must maintain a record of all notices of Board meetings given under clause 3.9.3.5 to Board Members.

3.9.4 **Quorum**

- 3.9.4.1 A meeting of the Board must not commence until a quorum of Board Members is present and a meeting must not continue if there is not a quorum of Board Members present. A quorum of Board Members will comprise one (1) half of the Board Members in office, ignoring any fraction, plus one (1).

3.9.5 **Confidentiality**

- 3.9.5.1 All Board Members must at all times keep confidential all documents and reports provided to them for their consideration at a meeting of the Board that the Executive Officer has indicated ought be treated as confidential.

3.9.6 **Minutes**

- 3.9.6.1 The Executive Officer must cause minutes to be kept of the proceedings at every meeting of the Board and ensure that the minutes are presented to the next ordinary meeting of the Board for confirmation.
- 3.9.6.2 The Executive Officer must, within five (5) days after a meeting of the Board provide to each Board Member a copy of the minutes of the meeting of the Board.

3.10 **Board Annual Performance Review**

- 3.10.1 The Selection Panel may conduct a performance review of the Board at such intervals as determined by the Selection Panel. In conducting the performance review the Selection Panel may:
 - 3.10.1.1 have regard to requirements of the Act and the Regulations;
 - 3.10.1.2 be provided with access to Board papers, minutes, budgets, financial results, plans and procedures;
 - 3.10.1.3 interview Board members individually or collectively;
 - 3.10.1.4 make recommendations as to the:
 - (a) workings of the Board;
 - (b) replacement of individual Board members;
 - (c) addition of Board members;
 - 3.10.1.5 consult with Board members individually or collectively before issuing the final report;

- 3.10.1.6 prepare a report for consideration by the Constituent Councils.

4. EXECUTIVE OFFICER AND APPOINTMENT OF OTHER STAFF

- 4.1 The Authority may employ staff including an Executive Officer.
- 4.2 The Executive Officer may be employed on such terms and conditions as determined by the Authority.
- 4.3 The Executive Officer is responsible for appointing, managing, suspending and dismissing all the other employees of the Authority on behalf of the Authority including determining the terms and conditions of employment of such other employees.
- 4.4 In the absence of the Executive Officer, the Executive Officer may appoint a suitable person as Acting Executive Officer. If the Executive Officer does not make or is incapable of making such an appointment a suitable person may be appointed by the Board.
- 4.5 The Authority delegates responsibility for day to day management of the Authority to the Executive Officer, who will ensure that sound business and human resource management practices are applied in the efficient and effective management of the operations of the Authority.
- 4.6 The functions of the Executive Officer include:
- 4.6.1 ensuring that the decisions of the Authority are implemented in a timely and efficient manner;
 - 4.6.2 providing information to assist the Authority to assess the Authority's performance against its Strategic, Long Term Financial and Business Plans;
 - 4.6.3 providing advice and reports to the Authority on the exercise and performance of its powers and functions under this Charter or any Act;
 - 4.6.4 co-ordinating and initiating proposals for consideration of the Authority;
 - 4.6.5 ensuring that the assets and resources of the Authority are properly managed and maintained;
 - 4.6.6 ensuring that records required under the Act or any other legislation are properly kept and maintained;
 - 4.6.7 exercising, performing or discharging other powers, functions or duties conferred on the Executive Officer by or under the Act or any other Act, and performing other functions lawfully directed by the Authority;
 - 4.6.8 establishing policies and procedures relating to work, health and safety.
- 4.7 The Authority must undertake a review of the performance of the Executive Officer at least once every two (2) years.

- 4.8 The Executive Officer may delegate or sub-delegate to an employee of the Authority or a committee comprising employees of the Authority, any power or function vested in the Executive Officer. Such delegation or sub-delegation may be subject to conditions or limitations as determined by the Executive Officer.
- 4.9 A written record of delegations and sub-delegations must be kept by the Executive Officer at all times.

5. FINANCIALS

5.1 Budget

- 5.1.1 The Authority must before 1 March of each year prepare and submit a draft Budget to the Constituent Councils for the ensuing Financial Year (or, if appropriate in relation to the first budget of the Authority following its establishment, part Financial Year) in accordance with the Act for approval by the Constituent Councils.
- 5.1.2 The Authority must adopt after 31 May and after approval of the draft Budget by the Constituent Councils in each year, a Budget in accordance with the Act for the ensuing Financial Year consistent with the approval given by the Constituent Councils pursuant to clause 5.1.1.
- 5.1.3 The Authority may in a Financial Year, with the approval of the Constituent Councils, incur spending before adoption of its Budget for the year, but the spending must be provided for in the appropriate Budget for the year.
- 5.1.4 The Authority must each Financial Year provide a copy of its adopted Budget to the Constituent Councils within five (5) business days after the adoption of the Budget by the Authority.
- 5.1.5 Quarterly reports summarising the financial position and performance of the Authority against the Budget must be prepared and presented to the Board at each ordinary meeting of the Board or at such meetings as determined by the Board and copies provided to the Constituent Councils.
- 5.1.6 The Authority must reconsider its Budget in accordance with the Act in a manner consistent with the Act and may with the approval of the Constituent Councils amend its Budget for a Financial Year at any time before the year ends.
- 5.1.7 The contents of the Budget must be in accordance with the Act.

5.2 Financial Contributions

- 5.2.1 The Constituent Councils will contribute funds to the Authority as set out in the Budget adopted by the Authority and approved by the Constituent Councils.
- 5.2.2 The Constituent Councils may agree collectively or individually to provide the Authority with additional funds and/or in kind contributions

at any time on such terms and conditions, if any, as determined by the relevant Constituent Council(s).

5.3 Financial Standards and Reporting

- 5.3.1 The Authority must ensure that the Financial Statements of the Authority for each Financial Year are audited by the Authority's auditor.
- 5.3.2 The Financial Statements must be finalised and audited in sufficient time to be included in the Annual Report to be provided to the Constituent Councils pursuant to clause 6.3.

5.4 Financial Transactions

- 5.4.1 The Authority must establish and maintain a bank account with such banking facilities and at a bank to be determined by the Authority.
- 5.4.2 The Authority will develop and maintain appropriate policies for all financial transactions.
- 5.4.3 The Executive Officer must act prudently in the handling of all financial transactions for the Authority.

5.5 Long Term Financial Plan

- 5.5.1 The Authority must prepare and submit to the Constituent Councils for their approval a Long Term Financial Plan covering a period of at least ten (10) years in a form and including such matters which, as relevant, is consistent with Section 122 of the Act and the Local Government (Financial Management) Regulations 2011 as if the Authority were a council.
- 5.5.2 The Authority may at any time review the Long Term Financial Plan but must undertake a review of the Long Term Financial Plan as soon as practicable after the annual review of its Business Plan and concurrently with any review of its Strategic Plan.
- 5.5.3 In any event, the Authority must undertake a comprehensive review of its Long Term Financial Plan every four (4) years.
- 5.5.4 The Long Term Financial Plan will be taken to form part of the Authority's Strategic Plan.

6. MANAGEMENT FRAMEWORK

6.1 Strategic Plan

- 6.1.1 The Authority must consistent with the Long Term Financial Plan at clause 5.5:
 - 6.1.1.1 prepare and adopt a Strategic Plan with a minimum operational period of four (4) years which sets out the goals, objectives, strategies and priorities of the Authority over the period of the Strategic Plan;

- 6.1.1.2 submit the Strategic Plan to the Constituent Councils for their approval.

6.2 Business Plan

The Authority:

- 6.2.1 must in consultation with the Constituent Councils prepare and adopt a Business Plan which will continue in force for the period specified in the Business Plan or until the earlier adoption by the Authority of a new Business Plan;
- 6.2.2 must in consultation with the Constituent Councils review the Business Plan annually and following such a review the Business Plan shall continue to operate for the period for which the Business Plan was adopted pursuant to clause 6.2.1;
- 6.2.3 may, after consultation with the Constituent Councils amend its Business Plan at any time; and
- 6.2.4 must ensure the contents of the Business Plan is in accordance with the Act and may include or set out other matters deemed appropriate by the Authority.

6.3 Annual Report

- 6.3.1 The Authority must each year, produce an Annual Report summarising the activities, achievements and financial performance of the Authority for the preceding Financial Year.
- 6.3.2 The Annual Report must incorporate the audited financial statements of the Authority for the relevant Financial Year.
- 6.3.3 The Annual Report must be provided to the Constituent Councils by 30 September each year.

6.4 Audit

- 6.4.1 The Authority must cause adequate and proper books of account to be kept in relation to all the affairs of the Authority and must establish and maintain effective auditing of its operations.
- 6.4.2 The Authority must appoint an Auditor in accordance with the Act on such terms and conditions as determined by the Authority.
- 6.4.3 The audited Financial Statements of the Authority, together with the accompanying report from the Auditor, shall be submitted to both the Board and the Constituent Councils by 30 September in each year.

6.5 Audit and Risk Management Committee

- 6.5.1 The Authority must establish an Audit and Risk Management Committee to be comprised of three (3) persons nominated by the Authority and approved by the Constituent Councils.
- 6.5.2 The members of the Audit and Risk Management Committee:

6.5.2.1 must include two (2) persons, one of each from the Audit Committees of the Constituent Councils not being an elected member or employee of a Constituent Council;

6.5.2.2 must include one (1) person who is a member of the Board and who is determined by the Constituent Councils to have financial experience relevant to the functions of the Audit and Risk Management Committee.

6.5.3 The term of appointment of a member of the Audit and Risk Management Committee shall be for a term not exceeding two (2) years at the expiry of which such member will be eligible for reappointment.

6.6 Insurance and Superannuation Requirements

6.6.1 The Authority shall register with the Local Government Mutual Liability Scheme and the Local Government Workers Compensation Scheme and comply with the rules of the schemes.

6.6.2 The Authority shall advise Local Government Risk Management Services of its insurance requirements relating to Local Government Special Risks including buildings, structures, vehicles and equipment under the management, care and control of the Authority.

6.6.3 The Authority shall register with the Local Government Superannuation Scheme and comply with the rules of the Scheme.

7. MISCELLANEOUS PROVISIONS

7.1 Withdrawal of a Constituent Council

The withdrawal of either Constituent Council is inconsistent with the requirements of Section 43 of the Act and will result in the Authority being wound up pursuant to clause 7.3 and Part 2 of Schedule 2 to the Act.

7.2 New Members

Subject to the provisions of the Act, and in particular to obtaining the Minister's approval a council may become a Constituent Council by agreement of both Constituent Councils and this Charter may be amended to provide for the admission of a new constituent council or councils, with or without conditions.

7.3 Winding-Up

7.3.1 The Authority may be wound up in accordance with the Act and will be wound up where either Constituent Council seeks to withdraw from the Authority.

7.3.2 Should the Board request the Constituent Councils to consider winding up the Authority or should one of the Constituent Councils request the other Constituent Council to consider winding up the Authority or otherwise indicate an intention to withdraw from the Authority the Council or Councils as the case must request a special

meeting be called in accordance with clauses 3.9.2.3, 3.9.3.2 and 3.9.3.3.

- 7.3.3 On a winding-up of the Authority, the surplus assets or liabilities of the Authority, as the case may be, must be distributed between or become the responsibility of the Constituent Councils equally.

7.4 Non-derogation and Direction by Constituent Councils

- 7.4.1 The establishment of the Authority does not derogate from the power of any of the Constituent Councils to act independently in relation to a matter within the jurisdiction of the Authority.
- 7.4.2 Provided that the Constituent Councils have all first agreed as to the action to be taken, the Constituent Councils may jointly direct and control the Authority by resolution passed by both Constituent Councils in the same or similar terms.
- 7.4.3 Where the Authority is required pursuant to the Act or this Charter to obtain the approval of one (1) or more of the Constituent Councils that approval must only be granted by a resolution passed by the Constituent Council or Constituent Councils granting such approval.
- 7.4.4 Unless otherwise stated in this Charter where the Authority is required to obtain the approval of both of the Constituent Councils this means the approval of both of the Constituent Councils expressed in the same or similar terms.
- 7.4.5 For the purpose of this clause 7.4, any direction given or approval granted by one (1) or both Constituent Councils must be communicated by notice in writing provided to the Executive Officer of the Authority together with a copy of the relevant resolutions of the Constituent Councils.

7.5 Review of Charter

- 7.5.1 The Authority must review this Charter at least once in every four (4) years.
- 7.5.2 This Charter may be amended with the approval of both of the Constituent Councils.
- 7.5.3 Before the Constituent Councils vote on a proposal to alter this Charter they must take into account any recommendation of the Board.
- 7.5.4 The Executive Officer must:
- 7.5.4.1 furnish a copy of the Charter, as amended, to the Minister;
 - 7.5.4.2 ensure that a copy of the Charter, as amended, is published on a website (or websites) determined by the Chief Executive Officers of the Constituent Councils; and

- 7.5.4.3 ensure that a notice of the fact of the amendment and a website address at which the Charter is available for inspection is published in the Gazette.

7.6 Transitional Provisions

The Constituent Councils may issue directions to the Authority concerning transitional arrangements to be followed by the Authority following its commencement which directions may where necessary and appropriate modify the requirements set out in this Charter.

7.7 Disputes

7.7.1 General

- 7.7.1.1 Where a dispute arises between the Constituent Councils or between a Constituent Council and the Authority (the parties to this Charter) which relates to this Charter or the Authority, ('the Dispute') the parties will use their best endeavours to resolve the Dispute and to act at all times in good faith.

7.7.2 Mediation

- 7.7.2.1 A party is not entitled to initiate arbitration or court proceedings (except proceedings seeking urgent equitable or injunctive relief) in respect of a Dispute unless it has complied with this clause 7.7.2.
- 7.7.2.2 If the parties are unable to resolve the Dispute within thirty (30) days, the parties must refer the Dispute for mediation in accordance with the Mediation Rules of the Law Society of South Australia Incorporated, within seven (7) days of a written request by any party to the other party that the Dispute be referred for mediation, to:
 - (a) a mediator agreed by the parties; or
 - (b) if the parties are unable to agree on a mediator at the time the Dispute is to be referred for mediation, a mediator nominated by the then President of the Law Society or the President's successor.
- 7.7.2.3 In the event the parties fail to refer the matter for mediation in accordance with clause 7.7.2, one or more of the parties may refer the matter for mediation in accordance with the Mediation Rules of the Law Society of South Australia Incorporated to a mediator nominated by the then President of the Law Society or the President's successor.
- 7.7.2.4 The role of any mediator is to assist in negotiating a resolution of the dispute. A mediator may not make a decision that is binding on a party unless that party has so agreed in writing.

- 7.7.2.5 If mediation does not resolve the Dispute within 28 days of referral of the Dispute for mediation or such longer period agreed unanimously by the parties as evidenced by resolutions of each of the parties, any party may then refer the Dispute to Arbitration in accordance with clause 7.7.3.

7.7.3 Arbitration

- 7.7.3.1 An arbitrator may be appointed by agreement between the parties.
- 7.7.3.2 Failing agreement as to an arbitrator the then Chairperson of the South Australian Chapter of the Institute of Arbitrators or his successor shall nominate an Arbitrator pursuant to these conditions.
- 7.7.3.3 A submission to arbitration shall be deemed to be a submission to arbitration within the meaning of the Commercial Arbitration Act 1985 (South Australia).
- 7.7.3.4 Upon serving a notice of arbitration the party serving the notice shall lodge with the arbitrator a deposit by way of security for the cost of the arbitration proceedings.
- 7.7.3.5 Upon each submission to arbitration, the costs of and incidental to the submission and award shall be at the discretion of the arbitrator who may in his or her sole discretion determine the amount of costs, how costs are to be proportioned and by whom they are to be paid.
- 7.7.4 Whenever reasonably possible performance of the obligations of the parties pursuant to this Charter shall continue during the mediation or arbitration proceedings and no payment by or to a party shall be withheld on account of the mediation and arbitration proceedings.


Dated

Brian Carr, Chief Executive Officer, Light Regional Council

James Miller, Chief Executive Officer, Adelaide Plains Council

Attachment 2 - Copy of Reports and Minutes of Adelaide Plains Council

COPY

 Adelaide Plains Council	4.3	Regional Vision: Barossa and Hinterland
	Department: Report Author:	Governance and Executive Office Chief Executive Officer
Date: 6 April 2020	Document Ref:	D19/13808

OVERVIEW

Well before the COVID-19 pandemic arrived on Australian shores, the chief executive officers of Light Regional Council and Adelaide Plains Council commenced work on a package of infrastructure projects for which significant Federal and State Government funding would be sought – the Regional Vision: Barossa and Hinterland.

Our nation, our state and our community is facing unprecedented times as a result of a number of setbacks, primarily:-

- US-China trade tensions
- Drought
- Bushfires
- COVID-19

It is therefore incumbent on all three tiers of Government to do all that we can to stimulate our economy, create jobs, reignite business confidence and deliver on infrastructure. The Regional Vision will do just that with projections showing Gross Regional Product will grow from \$3.52 billion to \$7.9 billion by 2035 once the suite of projects are delivered.

The Regional Vision: Barossa and Hinterland will comprise significant infrastructure projects across the councils of Barossa, Light and Adelaide Plains and its imminent consideration by both State and Federal Government comes at a time where:-

- the State Government announced a \$15.3 billion Supply Bill; and
- the Federal Government in conjunction with the Reserve Bank of Australia announced a \$189 billion Stimulus Package.

In support of the Regional Vision: Barossa and Hinterland, the Chief Executive Officer has nominated ten key projects for consideration, namely:-

1. Northern Floodway
2. Bruce Eastick Dam
3. International Translational Horticulture Centre
4. Adelaide International Bird Sanctuary Interpretive Centre
5. Two Wells Main Street Public Realm and Amenity Redevelopment
6. Crown Land - Unlocking Red Tape for Retail Investment
7. Regional Freight Routes and Township Heavy Vehicle Bypasses
8. Coastal Settlement Tourism Routes
9. Two Wells Community Wastewater Management System
10. Dublin and Parham Tourist Accommodation

Provided as **Attachment 1** is a detailed overview of each project, their milestone dates, outcomes derived, responsibility (which tier of Government/private sector interest), financial commitment sought and delivery timeframe.

Provided as **Attachment 2** are various incoming communications from:-

- Light Regional Council, requesting our suite of projects and our support to the Regional Vision: Barossa and Hinterland, dated 26 March 2020
- John Gee MP, Member for Taylor, encouraging Council to nominate projects for possible consideration at both State and Federal Government level, dated 27 March 2020

It is now for the elected body to consider which projects it wishes to nominate for inclusion into the Regional Vision: Barossa and Hinterland such that the collective package of projects may be submitted to State and Federal Government for consideration.

RECOMMENDATION

“that Council, having considered Item 4.3 – *Regional Vision: Barossa and Hinterland*, dated 6 April 2020, receives and notes the report and in doing so endorses the following projects to be included in the Regional Vision: Barossa and Hinterland for consideration by the State and Federal Government as a means of stimulating the economy, creating jobs, reigniting business confidence and delivering critical infrastructure projects:-

- Northern Floodway
- Bruce Eastick Dam
- International Translational Horticulture Centre
- Adelaide International Bird Sanctuary Interpretive Centre
- Two Wells Main Street Public Realm and Amenity Redevelopment
- Crown Land - Unlocking Red Tape for Retail Investment
- Regional Freight Routes and Heavy Vehicle Bypasses
- Coastal Settlement Tourist Routes
- Two Wells Community Wastewater Management System
- Dublin and Parham Tourist Accommodation.”

Attachments

1. Detailed Overview of Projects
2. Copy of communications from Light Regional Council dated 26 March 2020 and John Gee MP, Member for Taylor dated 27 March 2020.

References

Legislation

Local Government Act 1999

Council Policies/Plans

N/A

PROJECT 1**Northern Floodway**

A critical flood mitigation measure to protect our State's food bowl. The effects of the October 2016 floods are still being felt on the lower reaches of the Gawler River on the Adelaide Plains with significant loss of produce and damage to infrastructure. It is estimated that the floods of 2016 impacted the State economy with losses in the order of \$50 million. Significant preliminary work has been undertaken by the Gawler River Floodplain Management Authority (a regional subsidiary comprising six member councils). It is estimated that the Northern Floodway would cost in the vicinity of \$27 million.

Due/Milestone

2020 - Stage 1 requires \$1.8 million

Design, valuations, project management and final costing determined

2021 - Delivery

Outcomes

Protection of the State's food bowl, including future costs avoided of \$51 million through the protection of up to 300 primary producers and around 1500 hectares of farming land (open fields and 727 glasshouses). Further, this measure will likely result in the creation of a further 3,700 jobs through the Northern Adelaide Irrigation Scheme and associated irrigated horticulture investment exceeding \$1 billion.

Responsibility

Local Government (maintenance), State Government and Federal Government (capital)

Financial Commitment Sought

\$1.8 million required immediately from the State and Federal Governments to undertake detailed design, valuations for acquisition of land and to determine ongoing maintenance costs. Thereafter and following this body of work, an amount in the order of \$27 million to deliver the Northern Floodway.

Delivery Timeframes

Now - 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 2

Bruce Eastick Dam

The Bruce Eastick Dam was constructed in the early 2000s and serves as a flood mitigation measure to protect downstream townships, including the regional centre of Gawler, settlements, businesses and irrigators. Located at Kingsford, it was designed to accommodate a 1:100ARI flood event, however, subsequent modelling has shown it only serves to accommodate a 1:40ARI flood event. Expansion of the Dam to protect for a 1:100ARI flood event will ensure downstream townships, settlements, businesses and irrigators are protected. No firm figures exist on the cost of this expansion, however the consulting engineer, AECON's report provides an estimated cost of \$61.9 million with a low and high range estimate of \$37.1 million and \$92.9 million respectively.

Due/Milestone

2021 - Stage 1 requires \$1.8 million

Design, valuations, project management and final costing determined

2023 - Delivery

Outcomes

Delivery of the Bruce Eastick Dam enlargement is crucial for the protection of the regional town centre of Gawler, as well as townships and settlements downstream such as Lewiston and Two Wells. Further, the enlargement will cater for a 1:100 ARI flood event which, in turn, will protect businesses and primary producers as well as providing the ability for new growth to occur on the Adelaide Plains which otherwise would have been disallowed under current planning limitations.

Responsibility

Local Government (maintenance), State and Federal Government (capital)

Financial Commitment Sought

\$1.8 million sought immediately for design work to commence, engineering, planning, valuations, project management and final costings being determined. Thereafter and following this body of work, an amount in the order of between \$37.1 million and \$92.9 million to deliver the Bruce Eastick Dam enlargement.

Delivery Timeframe

Now - 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 3

International Translational Horticulture Centre

The ITHC will be a partnership between a number of education stakeholders and the regional horticulture industry, at the soon to be developed Catholic Education Xavier College Campus at Two Wells. The Centre will be a leading initiative of the Adelaide Plains Economic Development Strategy and will be an essential complement to the Northern Adelaide Food Park initiative at Edinburgh Parks. The Centre will facilitate the transition of secondary school students directly into the region's rapidly expanding horticulture industry and/or university education.

Due/Milestone

2021 - Stage 1 requires \$5 - 6 million

Design, valuations, project management and final costing to be determined

2022 - Delivery

Outcomes

Most importantly, it will accelerate the transition of the latest research findings to industry and facilitate the transition of the majority of the current horticulture industry from low to medium technology enterprises into high technology 4.0 businesses. This will be achieved by delivering education and training, demonstrating new research findings and supporting new product development, innovation, investment and export market development.

Responsibility

Various education stakeholders (capital/maintenance), Local Government (facilitation), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$5 - \$6 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2022

Priority Areas

Economic and Social Infrastructure, Research and Development

PROJECT 4

Adelaide International Bird Sanctuary National Park Winaityinaityi Pangkara Interpretive Centre

Subject to a Department of Environment Northern Adelaide Coastal Visitor Management Strategy and Adelaide Plains Council Tourism & Economic Development Strategy commencing soon, and relative to eco-tourism potential; an Interpretive Centre is proposed along the APC coastline. Entry to the northern end of the park is via Parham, Webb Beach and Thompson Beach, with the other end of the park in APC at Port Gawler, it is only 30 minutes from Adelaide. The name Winaityinaityi Pangkara in the local Kaurna language means "a country for all birds and the country that surrounds these birds". The park is at the southern end of the East Asian-Australasian Flyway (EAAF) which is used by more than 5 million birds every year. 27,000 of these birds stop and rest in the sanctuary. There are 263 unique plant and animal species, adapted to living in the coastal conditions. Food is abundant on the tidal mud flats, and in and around mangrove forests it is also a fish breeding ground.

Due/Milestone

2022 - Stage 1 requires \$5 million

Design, valuations, project management and final costing determined

2024 - Delivery

Outcomes

An Interpretive Centre, combined with local volunteer tourism, where you can bring your own binoculars and bird book. With birds coming from all over the world to nest, breed, rest and feed after their long flight from as far as Siberia and Alaska, passing through 22 countries; an Interpretive Centre is needed to support nature based tourism in the area. The centre would also act as a base for environmental preservation work for threatened bird species such as the Curlew sandpiper, Ruddy Turnstone, Red Knot and Eastern Curlew.

Responsibility

Nature based Tourism Operator (capital/maintenance), Local Government (facilitation), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$5 - 10 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2024

Priority Areas

Tourism and Visitor Economy, Economic and Social Infrastructure, Research and Development

PROJECT 5

Two Wells Main Street Public Realm and Amenity Redevelopment

The landscape at Two Wells is rapidly changing; 10,000 population increase by 2040, a new reception to year 12 Xavier College opening in 2021 and retail investment opportunities beckoning. The Two Wells Main Street redevelopment is a timely initiative and a public realm amenity improvement long overdue. The revitalisation of the public realm through street greening and tree boulevards, formalised parking, street furniture, under grounding of power, new street lights and a central village square will accelerate investment and provide a welcoming environment for residents and tourists alike.

Due/Milestone

2022 - Delivery

Outcomes

Public realm facelift to generate and accelerate interest and investment (commerce and retail) providing a welcoming and inviting public setting for residents and tourists alike. The development of a village square will provide opportunities to host events and activities that otherwise cannot be currently accommodated.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

Under the Drought Communities Programme, \$700,000 has been allocated to the project. A Places for People funding application is currently being pursued for an additional \$700,000 funding stimulus while a further funding allocation of \$3 million is being sought to underground power, erect new street lighting and reconfigure the carriageway to calm traffic movements.

Delivery Timeframe

Now - 2024

Priority Areas

Tourism and Visitor Economy
Economic and Social Infrastructure

PROJECT 6

Crown Land - Unlocking Red Tape for Retail Investment

The proposed unlocking of Crown Land in the Two Wells Main Street will facilitate Retail Development which is needed with the Two Wells township experiencing rapid growth. Population is expected to increase from the current figure of 3,000 residents to a forecast population of 10,000 by 2035. In addition to the Liberty and Eden housing developments, a new reception to year 12 private school is estimated to bring approximately 900 students to Two Wells, with R – Yr 6 for approximately 300 students proposed as early as 2021. The recently completed Northern Adelaide Irrigation Scheme will introduce approximately 3,700 new jobs to the region in the near future. The Adelaide International Bird Sanctuary is bringing thousands of visitors to the region annually. The provision of adequate services within the town centre is therefore crucial to supporting the expected influx of people to Two Wells.

Due/Milestone

2021 - Stage 1 requires \$1 - 2 million

Valuations of certain parcels have commenced, project management and final costing to be determined

2022 - Delivery

Outcomes

Unlocking the Crown Land is expected to deliver over 9,500 FTE jobs over 20 years in the Northern Adelaide (NA) and NA Plains regions during the construction phases alone (approximately 475 FTE jobs per annum). When fully operational, all projects combined are estimated to contribute up to 7,500 FTE jobs per annum (throughout the region and the State - 3,300 direct and 4,200 indirect). The direct jobs (3,300) will be generated throughout the regional economy ie within a radius of 50 km from Two Wells, and will be a substantial boost to the regional economy and the Government's jobs target for the region. From the residential development alone, the following table shows the preliminary State and Local Government taxation estimates associated with the housing construction planned at Two Wells over the next 20 years:

Stamp Duty	\$103,800,000
Payroll Tax	\$97,020,000
GST	\$145,600,000
Estimated Gross Gain to State Government	\$346,420,000 (once off)
Estimated Additional Rate Revenue to Local Government	\$14,500,000 per annum

As identified in a recent Retail Demand Study, undertaken by APC, Two Wells is serviced by a single IGA supermarket of 300sq.m floor space. There is significant retail leakage out of Two Wells to neighbouring shopping centres in Angle Vale, Virginia, Gawler and Munno Para. The provision of an anchor supermarket tenant is crucial to provide the necessary retail for the anticipated influx of people to Two Wells over the coming years. APC currently has several supermarket development firms interested in progressing the notion of establishing a supermarket in Two Wells. While there are a

number of locations that the Council Development Plan supports for retail development within the Main Street precinct, the majority of land parcels are currently owned by the Crown and would require the approval of the Crown prior to any development occurring on the land.

Responsibility

Developer (capital/maintenance), Local Government (facilitation/capital) , State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$1 - \$2 million with contributory funding to be sought from the private sector stakeholders and State Government.

Delivery Timeframe

The length of time to deliver the project will depend upon the variables of the given parcel of land, commercial interests of the parties and attitude of government. In consideration of the complexities involved, this process may take two to three years to complete.

Priority Areas

Economic and Social Infrastructure

PROJECT 7

Regional Freight Routes and Township Heavy Vehicle Bypasses

7.1 – Regional Freight Routes

APC will be required to respond to the significant growth in freight demand in coming years. APC growing freight task is one of our biggest infrastructure challenges. This is being driven by unprecedented population growth, coupled with increased demand in commodity movements (agriculture horticulture, and livestock).

The key focus is those corridors used for the movement of freight throughout the region which are not supporting efficient movement of commodities into, out of and through the Adelaide Plains region.

Key road networks include:-

- Cheek Road \$1 million
- Germantown Road \$900,000
- Barabba Road \$1.6 million
- Paddy Bridge Road \$2 million

Due/Milestone

2020 - Start

2024 - Delivery

Outcomes

Increase in freight routes will ensure our key freight roads efficiently connect agricultural, horticulture and livestock to states freight routes. The delivery of works such as road sealing, strengthening and widening, pavement rehabilitation, drainage upgrades and road realignments, will significantly improve APC and State's competitiveness through efficient freight transport networks and improved international links.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

\$5.5 million required from the Local, State and Federal Governments to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

7.2 – Township Heavy Vehicle Bypasses

With significant residential growth and increased demand in commodity movements (agriculture horticulture, and livestock). There is a need to investigate the practicability and associated infrastructure requirements to separate freight routes from residential interfaces to ensure the future safety of the community and productivity for industry is supported.

Due/Milestone

2020 - Stage 1 requires \$0 million

Design, valuations, project management and final costing determined.

2021 - Delivery

Outcomes

Minimise the impact of freight vehicle movement on the community by appropriately locating freight routes.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

\$200,000 required from Local, State and Federal Governments to undertake detailed design, cost estimates, and valuations for acquisition of land.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 8

Coastal Settlement Tourism Routes

APC will be required to respond to increased tourism being generated by Adelaide International Bird Sanctuary (AIBS) and population growth visiting the Coastal settlement in the coming years.

Tourist destinations such as AIBS, need to be supported with infrastructure that assists in attracting and enhancing a tourist's experience in the area, thereby encouraging them to stay longer.

Due/Milestone

2020 - Start

2024 - Delivery

Outcomes

The delivery of works such as road sealing and walking/cycling trails aims to significantly improve tourism along APC coastline including the sealing of Middle Beach Road, amongst other key tourism routes.

Responsibility

Local Government, State Government

Financial Commitment Sought

\$3.8 million required from the State and Federal Governments to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Tourism and Visitor Economy

Social Infrastructure

PROJECT 9

Two Wells Community Wastewater Management System

The existing Two Wells Township does not have any wastewater disposal facilities at this time, a suitable system for the existing town is required. With significant residential growth within the Two Wells Township there is an opportunity to partner with a private scheme to deliver a system for the existing township and or Main Street.

Due/Milestone

2022 - Start

2024 - Delivery

Outcomes

A suitable wastewater disposal facility for the Two Wells existing township and or Main Street.

Responsibility

Local Government, State Government

Financial Commitment Sought

\$4 million required from Local, and State Government to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 10

Dublin and Parham Tourist Accommodation

Subject to a Department of Environment Northern Adelaide Coastal Visitor Management Strategy and Adelaide Plains Council Tourism & Economic Development Strategy commencing soon, additional tourist accommodation on top of the existing basic facility at Parham is proposed. With the Parham Short Stay Accommodation facility consistently full from the October long weekend until Easter in the following year, with crabbers, fishers, bird watching enthusiasts, grey nomads, people attending medical treatment in Adelaide, etc.; additional facilities are warranted.

Due/Milestone

2021 - Stage 1 requires \$1 million

Design, valuations, project management and final costing determined

2022 - Delivery

Outcomes

In terms of passing trade from Highway One at Dublin and the increasing market of “grey nomads” undertaking this kind of self-sufficient travel, an upgraded and expanded facility at Parham and additional new facility to Dublin on Highway One.

Responsibility

Short Stay Accommodation Operator (capital/maintenance), Local Government (facilitation/capital), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$1 - 2 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2022

Priority Areas

Tourism and Visitor Economy, Economic and Social Infrastructure

Ref: BC:TS
Doc ID:



26 March 2020

Mr James Miller
Chief Executive Officer
Adelaide Plains Council
PO Box 18,
MALLALA SA 5502

Dear James

Regional Vision

Thank you for your assistance and significant contribution thus far in compiling a (Draft) Regional Vision.

As we have discussed recently, we are facing unprecedented 'headwinds' created by various setbacks, namely:-

1. US-China Trade Tensions;
2. Drought;
3. Bush fires; and
4. Now CoVID-19

Collectively, we need to do all that we can to stimulate our economy in order to save businesses, jobs and our communities' standard of living. All economic commentators are forecasting a global recession that will adversely impact on Australia, South Australia and our region. The Regional Vision package (Draft) is designed to take measures to progressively address these economic impacts.

Furthermore, the Barossa and Hinterland Vision (Draft) is aimed at growing a GRP (Gross Regional Product) from \$3.52bn (now) to \$7.9bn by 2035.

It is intended to release a shovel ready "recovery activity package" extracted from this Regional Vision to the State Government and then to the Federal Government by the end of April early May seeking financial support to implement these projects immediately in response to the massive impacts on our economy from COVID-19.

It has been noted that recently the State Government rushed through State Parliament a \$15.3bn Supply Bill and the Federal Government in conjunction with the Reserve Bank of Australia (RBA) announced a \$189bn Stimulus Package to address the economic downturn.

Your proposed projects for inclusion into this package will assist greatly and I very much appreciate your positive and pro-active leadership in meeting the challenges ahead.

Postal Address:

PO Box 72, Kapunda, South Australia 5373

Telephone: (08) 8525 3200
Email: light@light.sa.gov.au
Website: www.light.sa.gov.au

Please continue to liaise with Maree Wauchope and Dianah Walter, from Regional Matters, to populate the Regional Vision (Draft) with the aim to completing the document by close of business Friday 10 April 2020.

Your urgent response to this request will be very much appreciated.

Kindest regards



Brian Carr
Chief Executive officer

Cc: Ms Maree Wauchope – Regional Matters
Ms Dianah Walter – Regional Matters
Kieren Chappell – GM Economic Development

COPY



JON GEE MP
State Member
for TAYLOR

Mr James Miller
Chief Executive Officer
Adelaide Plains Council
PO Box 18
MALLALA SA 5502

Dear James,

I write in relation to the Covid-19 pandemic and the Adelaide Plains Council.

As you would be aware the State and Federal Governments have announced several stimulus packages to assist the Australian economy during these difficult times.

I encourage your council to put forward any projects that you have that may be eligible under the packages. Some local projects could be the –

- *Two Wells Skate Park
- *An upgrade to the intersection of Old Port Wakefield Road and Mallala Road
- *An upgrade to the Two Wells Dog Park
- *Upgrades at the Two Wells Sporting Precinct including the installation of solar panels and batteries
- *The unlocking of Crown Land in Two Wells
- *Road upgrades particularly bitumisation of rural roads.
- *Additional Tourism signage and infrastructure in Two Wells and for the Adelaide International Bird Sanctuary

I also ask what support you are putting in place for local residents and businesses that may experience financial hardship during the Covid-19 pandemic.

During these difficult times I hope that you, your staff and elected members stay healthy and offer any support that I can to assist your team and our residents through the next few months.

Yours sincerely,

Jon Gee MP
Member for Taylor

27/03/2020



4.2 COVID-19 Update – Adelaide Plains Council Response

Moved Councillor Daniele Seconded Councillor Maiolo 2020/ 099

“that Council, having considered Item 4.2 – COVID-19 Update – Adelaide Plains Council Response, dated 6 April 2020, receives and notes the report and in doing so acknowledges:

- 1. The significant body of work that the Chief Executive Officer and Council staff have undertaken in recent weeks to continue to deliver services to the community and to ensure that the health and safety of the community, Elected Members and staff remains Council’s priority; and**
- 2. That the COVID-19 public health emergency is continually changing and that the Chief Executive Officer must remain agile, flexible and responsive during these unprecedented times.”**

CARRIED

4.3 Regional Vision: Barossa and Hinterland

Moved Councillor Strudwicke Seconded Councillor Lush 2020/ 100

“that Council, having considered Item 4.3 – *Regional Vision: Barossa and Hinterland*, dated 6 April 2020, receives and notes the report and in doing so endorses the following projects to be included in the Regional Vision: Barossa and Hinterland for consideration by the State and Federal Government as a means of stimulating the economy, creating jobs, reigniting business confidence and delivering critical infrastructure projects:

- Northern Floodway
- Bruce Eastick Dam
- International Translational Horticulture Centre
- Adelaide International Bird Sanctuary Interpretive Centre
- Two Wells Main Street Public Realm and Amenity Redevelopment
- Crown Land – Unlocking Red Tape for Retail Investment
- Regional Freight Routes and Heavy Vehicle Bypasses
- Coastal Settlement Tourist Routes
- Two Wells Community Wastewater Management System
- Dublin and Parham Tourist Accommodation.”

Councillor Keen raised a Point of Order on the basis that Councillor Strudwicke, having moved the motion, should be permitted to speak to the motion at the time of moving the motion. The Mayor accepted the Point of Order, ruling that Councillor Strudwicke would speak before Councillor Daniele.

AMENDMENT

4.3 Moved Councillor Daniele Seconded Councillor 2020/ 101

“that the projects listed at 2020/100 be considered as individual motions.”

Councillor Strudwicke raised a Point of Order on the basis that Motion 2020/100 cannot be amended as proposed. The Mayor accepted the Point of Order and did not accept the amendment to Motion 2020/101, ruling that Councillor Daniele may move a new motion if the original motion (2020/100) is lost.

Councillor Boon left the meeting at 6.45pm

REVERT TO ORIGINAL MOTION 2020/100

4.3 Regional Vision: Barossa and Hinterland

Moved Councillor Strudwicke Seconded Councillor Lush **2020/ 100**

“that Council, having considered Item 4.3 – *Regional Vision: Barossa and Hinterland*, dated 6 April 2020, receives and notes the report and in doing so endorses the following projects to be included in the Regional Vision: Barossa and Hinterland for consideration by the State and Federal Government as a means of stimulating the economy, creating jobs, reigniting business confidence and delivering critical infrastructure projects:

- Northern Floodway
- Bruce Eastick Dam
- International Translational Horticulture Centre
- Adelaide International Bird Sanctuary Interpretive Centre
- Two Wells Main Street Public Realm and Amenity Redevelopment
- Crown Land - Unlocking Red Tape for Retail Investment
- Regional Freight Routes and Heavy Vehicle Bypasses
- Coastal Settlement Tourist Routes
- Two Wells Community Wastewater Management System
- Dublin and Parham Tourist Accommodation.”

Councillor Boon returned to the meeting at 6.50pm.

CARRIED

Councillor Daniele called for a division.

The Mayor declared the vote set aside.

Members voting in the affirmative: Councillors Boon, Di Troia, Keen, Lush, Maiolo, Panella, Parker and Strudwicke

Members voting in the negative: Councillor Daniele

The Mayor declared the Motion **CARRIED**


There being no further business, the Mayor declared the meeting closed at 6.56pm.

Confirmed as a true record.



Mayor:

Date: 27/4/2020

 Adelaide Plains Council	14.1	Prosperity on the Plains: Economic Zone Indenture
	Department: Report Author:	Governance and Executive Office Chief Executive Officer
Date: 28 September 2020	Document Ref:	D20/41585

EXECUTIVE SUMMARY

- Adelaide Plains Council (APC) and Light Regional Council (LRC) were provided with a presentation from the respective Chief Executive Officers at a joint Informal Gathering held via Zoom on Monday 17 August 2020 regarding the creation of an Economic Zone Indenture, or similar, across the two council regions.
- The purpose of creating an Economic Zone Indenture, or similar, is to stimulate the economy through:
 - investment and infrastructure stimulus
 - ameliorating existing legislative constraints
 - activate employment growth and innovation
 - establish a governance structure to underpin the Indenture
- As previously set out in earlier reports and presentations, Council has a number of infrastructure and investment priorities across key themes of stormwater management, transport, tourism and education, as well as business investment and attraction, amounting to approximately \$190 million. Note that this figure does not take into account subsequent investment opportunities that will open up as a result of such a stimulus and the creation of the Economic Zone Indenture.
- Both APC and LRC possess the geographical location, land, water and transport logistics assets to drive economic development in Adelaide's north, and to take advantage of the recent State and Federal Government investments in road infrastructure and SA Water's investments in water infrastructure.
- Provided for as **Attachment 1** is a copy of the Chief Executive Officer's report to Council dated 6 April 2020, while, **Attachment 2** provides elected members with the Briefing Paper Overview, submitted by Hudson Howells on behalf of the two councils.
- As the attached Briefing Paper denotes, "...South Australia needs to define itself as a vibrant growth hub, attracting jobs, innovation and growth from interstate and overseas while carefully nurturing local talent. This requires a positive, growth orientated framework within controlled and well understood parameters to foster relevant initiatives."
- For interest, LRC considered a similar report at its meeting held on Tuesday 22 September 2020 where they adopted the below resolution:

"That the Council:

1. Receive the Presentation titled "Economic Zone" which was previously discussed at a joint workshop between the Adelaide Plains Council and the Light Regional Council on 17 August 2020;

2. With the agreement of the Adelaide Plains Council, seek to undertake a process to establish a joint regional subsidiary in accordance with the provisions of the Local Government Act 1999 for the purpose of progressing the establishment of legislative reform including the establishment of an economic zone for the region.”

- Council’s Chief Executive Officer will provide elected members with a detailed PowerPoint presentation at the meeting titled *Prosperity on the Plains* in support of the report and associated recommendations.

RECOMMENDATION

“that Council, having considered Item 14.1 – *Prosperity on the Plains: Economic Zone Indenture*, dated 28 September 2020, receives and notes the report and in doing so:

1. Notes the significant potential on the Adelaide Plains as a globally competitive food production area, complemented with unprecedented population growth as well as education, commercial, retail and tourism-related interest and opportunity.
2. Acknowledges the significant body of work undertaken to date in advancing an Economic Zone Indenture model, or similar, intended to stimulate the economy through investment and infrastructure stimulus, ameliorate current legislative constraints, activate employment growth and innovation, premised on a governance structure to underpin the Economic Zone model.
3. In consideration of 1 and 2 above, acknowledges that local government must play an active role in the economic recovery space post the COVID-19 Public Health Emergency.
4. Instructs the Chief Executive Officer to investigate the merits of establishing a joint regional subsidiary with Light Regional Council under Section 43 of the *Local Government Act 1999* for the purposes of progressing a governance model for legislative reform and so as to facilitate the establishment of an Economic Zone Indenture, or similar.”

BUDGET IMPACT

N/A at this particular juncture

RISK ASSESSMENT

Adopting the above four part recommendation will enable the Chief Executive Officer to investigate further the appropriate governance model to progress the establishment of an Economic Zone Indenture, or similar. No foreseeable risks appear evident at this early stage of the exploratory process, however, the further body of work and associated analysis regarding the initiative will explore all elements of risk including but not limited to strategic, political, reputation, financial, operational and technical risk.

Attachments

1. Item 4.3 – Regional Vision: Barossa and Hinterland dated 6 April 2020
2. Potential Northern Plains Regional Growth Area Indenture Bill Adelaide Plains and Light Regional Councils Briefing Paper – Hudson Howells

References


Legislation

Local Government Act 1999

Council Policies/Plans

Strategic Plan 2017-2020

COPY

 Adelaide Plains Council	4.3	Regional Vision: Barossa and Hinterland
	Department: Report Author:	Governance and Executive Office Chief Executive Officer
Date: 6 April 2020	Document Ref:	D19/13808

OVERVIEW

Well before the COVID-19 pandemic arrived on Australian shores, the chief executive officers of Light Regional Council and Adelaide Plains Council commenced work on a package of infrastructure projects for which significant Federal and State Government funding would be sought – the Regional Vision: Barossa and Hinterland.

Our nation, our state and our community is facing unprecedented times as a result of a number of setbacks, primarily:-

- ≠ US-China trade tensions
- ≠ Drought
- ≠ Bushfires
- ≠ COVID-19

It is therefore incumbent on all three tiers of Government to do all that we can to stimulate our economy, create jobs, reignite business confidence and deliver on infrastructure. The Regional Vision will do just that with projections showing Gross Regional Product will grow from \$3.52 billion to \$7.9 billion by 2035 once the suite of projects are delivered.

The Regional Vision: Barossa and Hinterland will comprise significant infrastructure projects across the councils of Barossa, Light and Adelaide Plains and its imminent consideration by both State and Federal Government comes at a time where:-

- ≠ the State Government announced a \$15.3 billion Supply Bill; and
- ≠ the Federal Government in conjunction with the Reserve Bank of Australia announced a \$189 billion Stimulus Package.

In support of the Regional Vision: Barossa and Hinterland, the Chief Executive Officer has nominated ten key projects for consideration, namely:-

1. Northern Floodway
2. Bruce Eastick Dam
3. International Translational Horticulture Centre
4. Adelaide International Bird Sanctuary Interpretive Centre
5. Two Wells Main Street Public Realm and Amenity Redevelopment
6. Crown Land - Unlocking Red Tape for Retail Investment
7. Regional Freight Routes and Township Heavy Vehicle Bypasses
8. Coastal Settlement Tourism Routes
9. Two Wells Community Wastewater Management System
10. Dublin and Parham Tourist Accommodation

Provided as **Attachment 1** is a detailed overview of each project, their milestone dates, outcomes derived, responsibility (which tier of Government/private sector interest), financial commitment sought and delivery timeframe.

Provided as **Attachment 2** are various incoming communications from:-

- ≠ Light Regional Council, requesting our suite of projects and our support to the Regional Vision: Barossa and Hinterland, dated 26 March 2020
- ≠ John Gee MP, Member for Taylor, encouraging Council to nominate projects for possible consideration at both State and Federal Government level, dated 27 March 2020

It is now for the elected body to consider which projects it wishes to nominate for inclusion into the Regional Vision: Barossa and Hinterland such that the collective package of projects may be submitted to State and Federal Government for consideration.

RECOMMENDATION

“that Council, having considered Item 4.3 – *Regional Vision: Barossa and Hinterland*, dated 6 April 2020, receives and notes the report and in doing so endorses the following projects to be included in the Regional Vision: Barossa and Hinterland for consideration by the State and Federal Government as a means of stimulating the economy, creating jobs, reigniting business confidence and delivering critical infrastructure projects:-

- ≠ Northern Floodway
- ≠ Bruce Eastick Dam
- ≠ International Translational Horticulture Centre
- ≠ Adelaide International Bird Sanctuary Interpretive Centre
- ≠ Two Wells Main Street Public Realm and Amenity Redevelopment
- ≠ Crown Land - Unlocking Red Tape for Retail Investment
- ≠ Regional Freight Routes and Heavy Vehicle Bypasses
- ≠ Coastal Settlement Tourist Routes
- ≠ Two Wells Community Wastewater Management System
- ≠ Dublin and Parham Tourist Accommodation.”

Attachments

1. Detailed Overview of Projects
2. Copy of communications from Light Regional Council dated 26 March 2020 and John Gee MP, Member for Taylor dated 27 March 2020.

References

Legislation

Local Government Act 1999

Council Policies/Plans

N/A

PROJECT 1**Northern Floodway**

A critical flood mitigation measure to protect our State's food bowl. The effects of the October 2016 floods are still being felt on the lower reaches of the Gawler River on the Adelaide Plains with significant loss of produce and damage to infrastructure. It is estimated that the floods of 2016 impacted the State economy with losses in the order of \$50 million. Significant preliminary work has been undertaken by the Gawler River Floodplain Management Authority (a regional subsidiary comprising six member councils). It is estimated that the Northern Floodway would cost in the vicinity of \$27 million.

Due/Milestone

2020 - Stage 1 requires \$1.8 million

Design, valuations, project management and final costing determined

2021 - Delivery

Outcomes

Protection of the State's food bowl, including future costs avoided of \$51 million through the protection of up to 300 primary producers and around 1500 hectares of farming land (open fields and 727 glasshouses). Further, this measure will likely result in the creation of a further 3,700 jobs through the Northern Adelaide Irrigation Scheme and associated irrigated horticulture investment exceeding \$1 billion.

Responsibility

Local Government (maintenance), State Government and Federal Government (capital)

Financial Commitment Sought

\$1.8 million required immediately from the State and Federal Governments to undertake detailed design, valuations for acquisition of land and to determine ongoing maintenance costs. Thereafter and following this body of work, an amount in the order of \$27 million to deliver the Northern Floodway.

Delivery Timeframes

Now - 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 2

Bruce Eastick Dam

The Bruce Eastick Dam was constructed in the early 2000s and serves as a flood mitigation measure to protect downstream townships, including the regional centre of Gawler, settlements, businesses and irrigators. Located at Kingsford, it was designed to accommodate a 1:100ARI flood event, however, subsequent modelling has shown it only serves to accommodate a 1:40ARI flood event. Expansion of the Dam to protect for a 1:100ARI flood event will ensure downstream townships, settlements, businesses and irrigators are protected. No firm figures exist on the cost of this expansion, however the consulting engineer, AECON's report provides an estimated cost of \$61.9 million with a low and high range estimate of \$37.1 million and \$92.9 million respectively.

Due/Milestone

2021 - Stage 1 requires \$1.8 million

Design, valuations, project management and final costing determined

2023 - Delivery

Outcomes

Delivery of the Bruce Eastick Dam enlargement is crucial for the protection of the regional town centre of Gawler, as well as townships and settlements downstream such as Lewiston and Two Wells. Further, the enlargement will cater for a 1:100 ARI flood event which, in turn, will protect businesses and primary producers as well as providing the ability for new growth to occur on the Adelaide Plains which otherwise would have been disallowed under current planning limitations.

Responsibility

Local Government (maintenance), State and Federal Government (capital)

Financial Commitment Sought

\$1.8 million sought immediately for design work to commence, engineering, planning, valuations, project management and final costings being determined. Thereafter and following this body of work, an amount in the order of between \$37.1 million and \$92.9 million to deliver the Bruce Eastick Dam enlargement.

Delivery Timeframe

Now - 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 3

International Translational Horticulture Centre

The ITHC will be a partnership between a number of education stakeholders and the regional horticulture industry, at the soon to be developed Catholic Education Xavier College Campus at Two Wells. The Centre will be a leading initiative of the Adelaide Plains Economic Development Strategy and will be an essential complement to the Northern Adelaide Food Park initiative at Edinburgh Parks. The Centre will facilitate the transition of secondary school students directly into the region's rapidly expanding horticulture industry and/or university education.

Due/Milestone

2021 - Stage 1 requires \$5 - 6 million

Design, valuations, project management and final costing to be determined

2022 - Delivery

Outcomes

Most importantly, it will accelerate the transition of the latest research findings to industry and facilitate the transition of the majority of the current horticulture industry from low to medium technology enterprises into high technology 4.0 businesses. This will be achieved by delivering education and training, demonstrating new research findings and supporting new product development, innovation, investment and export market development.

Responsibility

Various education stakeholders (capital/maintenance), Local Government (facilitation), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$5 - \$6 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2022

Priority Areas

Economic and Social Infrastructure, Research and Development

PROJECT 4

Adelaide International Bird Sanctuary National Park Winaityinaityi Pangkara Interpretive Centre

Subject to a Department of Environment Northern Adelaide Coastal Visitor Management Strategy and Adelaide Plains Council Tourism & Economic Development Strategy commencing soon, and relative to eco-tourism potential; an Interpretive Centre is proposed along the APC coastline. Entry to the northern end of the park is via Parham, Webb Beach and Thompson Beach, with the other end of the park in APC at Port Gawler, it is only 30 minutes from Adelaide. The name Winaityinaityi Pangkara in the local Kaurna language means "a country for all birds and the country that surrounds these birds". The park is at the southern end of the East Asian-Australasian Flyway (EAAF) which is used by more than 5 million birds every year. 27,000 of these birds stop and rest in the sanctuary. There are 263 unique plant and animal species, adapted to living in the coastal conditions. Food is abundant on the tidal mud flats, and in and around mangrove forests it is also a fish breeding ground.

Due/Milestone

2022 - Stage 1 requires \$5 million

Design, valuations, project management and final costing determined

2024 - Delivery

Outcomes

An Interpretive Centre, combined with local volunteer tourism, where you can bring your own binoculars and bird book. With birds coming from all over the world to nest, breed, rest and feed after their long flight from as far as Siberia and Alaska, passing through 22 countries; an Interpretive Centre is needed to support nature based tourism in the area. The centre would also act as a base for environmental preservation work for threatened bird species such as the Curlew sandpiper, Ruddy Turnstone, Red Knot and Eastern Curlew.

Responsibility

Nature based Tourism Operator (capital/maintenance), Local Government (facilitation), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$5 - 10 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2024

Priority Areas

Tourism and Visitor Economy, Economic and Social Infrastructure, Research and Development

PROJECT 5

Two Wells Main Street Public Realm and Amenity Redevelopment

The landscape at Two Wells is rapidly changing; 10,000 population increase by 2040, a new reception to year 12 Xavier College opening in 2021 and retail investment opportunities beckoning. The Two Wells Main Street redevelopment is a timely initiative and a public realm amenity improvement long overdue. The revitalisation of the public realm through street greening and tree boulevards, formalised parking, street furniture, under grounding of power, new street lights and a central village square will accelerate investment and provide a welcoming environment for residents and tourists alike.

Due/Milestone

2022 - Delivery

Outcomes

Public realm facelift to generate and accelerate interest and investment (commerce and retail) providing a welcoming and inviting public setting for residents and tourists alike. The development of a village square will provide opportunities to host events and activities that otherwise cannot be currently accommodated.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

Under the Drought Communities Programme, \$700,000 has been allocated to the project. A Places for People funding application is currently being pursued for an additional \$700,000 funding stimulus while a further funding allocation of \$3 million is being sought to underground power, erect new street lighting and reconfigure the carriageway to calm traffic movements.

Delivery Timeframe

Now - 2024

Priority Areas

Tourism and Visitor Economy
Economic and Social Infrastructure

PROJECT 6

Crown Land - Unlocking Red Tape for Retail Investment

The proposed unlocking of Crown Land in the Two Wells Main Street will facilitate Retail Development which is needed with the Two Wells township experiencing rapid growth. Population is expected to increase from the current figure of 3,000 residents to a forecast population of 10,000 by 2035. In addition to the Liberty and Eden housing developments, a new reception to year 12 private school is estimated to bring approximately 900 students to Two Wells, with R – Yr 6 for approximately 300 students proposed as early as 2021. The recently completed Northern Adelaide Irrigation Scheme will introduce approximately 3,700 new jobs to the region in the near future. The Adelaide International Bird Sanctuary is bringing thousands of visitors to the region annually. The provision of adequate services within the town centre is therefore crucial to supporting the expected influx of people to Two Wells.

Due/Milestone

2021 - Stage 1 requires \$1 - 2 million

Valuations of certain parcels have commenced, project management and final costing to be determined

2022 - Delivery

Outcomes

Unlocking the Crown Land is expected to deliver over 9,500 FTE jobs over 20 years in the Northern Adelaide (NA) and NA Plains regions during the construction phases alone (approximately 475 FTE jobs per annum). When fully operational, all projects combined are estimated to contribute up to 7,500 FTE jobs per annum (throughout the region and the State - 3,300 direct and 4,200 indirect). The direct jobs (3,300) will be generated throughout the regional economy ie within a radius of 50 km from Two Wells, and will be a substantial boost to the regional economy and the Government's jobs target for the region. From the residential development alone, the following table shows the preliminary State and Local Government taxation estimates associated with the housing construction planned at Two Wells over the next 20 years:

Stamp Duty	\$103,800,000
Payroll Tax	\$97,020,000
GST	\$145,600,000
Estimated Gross Gain to State Government	\$346,420,000 (once off)
Estimated Additional Rate Revenue to Local Government	\$14,500,000 per annum

As identified in a recent Retail Demand Study, undertaken by APC, Two Wells is serviced by a single IGA supermarket of 300sq.m floor space. There is significant retail leakage out of Two Wells to neighbouring shopping centres in Angle Vale, Virginia, Gawler and Munno Para. The provision of an anchor supermarket tenant is crucial to provide the necessary retail for the anticipated influx of people to Two Wells over the coming years. APC currently has several supermarket development firms interested in progressing the notion of establishing a supermarket in Two Wells. While there are a

number of locations that the Council Development Plan supports for retail development within the Main Street precinct, the majority of land parcels are currently owned by the Crown and would require the approval of the Crown prior to any development occurring on the land.

Responsibility

Developer (capital/maintenance), Local Government (facilitation/capital) , State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$1 - \$2 million with contributory funding to be sought from the private sector stakeholders and State Government.

Delivery Timeframe

The length of time to deliver the project will depend upon the variables of the given parcel of land, commercial interests of the parties and attitude of government. In consideration of the complexities involved, this process may take two to three years to complete.

Priority Areas

Economic and Social Infrastructure

PROJECT 7

Regional Freight Routes and Township Heavy Vehicle Bypasses

7.1 – Regional Freight Routes

APC will be required to respond to the significant growth in freight demand in coming years. APC growing freight task is one of our biggest infrastructure challenges. This is being driven by unprecedented population growth, coupled with increased demand in commodity movements (agriculture horticulture, and livestock).

The key focus is those corridors used for the movement of freight throughout the region which are not supporting efficient movement of commodities into, out of and through the Adelaide Plains region.

Key road networks include:-

- ≠ Cheek Road \$1 million
- ≠ Germantown Road \$900,000
- ≠ Barabba Road \$1.6 million
- ≠ Paddy Bridge Road \$2 million

Due/Milestone

2020 - Start

2024 - Delivery

Outcomes

Increase in freight routes will ensure our key freight roads efficiently connect agricultural, horticulture and livestock to states freight routes. The delivery of works such as road sealing, strengthening and widening, pavement rehabilitation, drainage upgrades and road realignments, will significantly improve APC and State's competitiveness through efficient freight transport networks and improved international links.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

\$5.5 million required from the Local, State and Federal Governments to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

7.2 – Township Heavy Vehicle Bypasses

With significant residential growth and increased demand in commodity movements (agriculture horticulture, and livestock). There is a need to investigate the practicability and associated infrastructure requirements to separate freight routes from residential interfaces to ensure the future safety of the community and productivity for industry is supported.

Due/Milestone

2020 - Stage 1 requires \$0 million

Design, valuations, project management and final costing determined.

2021 - Delivery

Outcomes

Minimise the impact of freight vehicle movement on the community by appropriately locating freight routes.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

\$200,000 required from Local, State and Federal Governments to undertake detailed design, cost estimates, and valuations for acquisition of land.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 8

Coastal Settlement Tourism Routes

APC will be required to respond to increased tourism being generated by Adelaide International Bird Sanctuary (AIBS) and population growth visiting the Coastal settlement in the coming years.

Tourist destinations such as AIBS, need to be supported with infrastructure that assists in attracting and enhancing a tourist's experience in the area, thereby encouraging them to stay longer.

Due/Milestone

2020 - Start

2024 - Delivery

Outcomes

The delivery of works such as road sealing and walking/cycling trails aims to significantly improve tourism along APC coastline including the sealing of Middle Beach Road, amongst other key tourism routes.

Responsibility

Local Government, State Government

Financial Commitment Sought

\$3.8 million required from the State and Federal Governments to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Tourism and Visitor Economy

Social Infrastructure

PROJECT 9

Two Wells Community Wastewater Management System

The existing Two Wells Township does not have any wastewater disposal facilities at this time, a suitable system for the existing town is required. With significant residential growth within the Two Wells Township there is an opportunity to partner with a private scheme to deliver a system for the existing township and or Main Street.

Due/Milestone

2022 - Start

2024 - Delivery

Outcomes

A suitable wastewater disposal facility for the Two Wells existing township and or Main Street.

Responsibility

Local Government, State Government

Financial Commitment Sought

\$4 million required from Local, and State Government to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 10

Dublin and Parham Tourist Accommodation

Subject to a Department of Environment Northern Adelaide Coastal Visitor Management Strategy and Adelaide Plains Council Tourism & Economic Development Strategy commencing soon, additional tourist accommodation on top of the existing basic facility at Parham is proposed. With the Parham Short Stay Accommodation facility consistently full from the October long weekend until Easter in the following year, with crabbers, fishers, bird watching enthusiasts, grey nomads, people attending medical treatment in Adelaide, etc.; additional facilities are warranted.

Due/Milestone

2021 - Stage 1 requires \$1 million

Design, valuations, project management and final costing determined

2022 - Delivery

Outcomes

In terms of passing trade from Highway One at Dublin and the increasing market of “grey nomads” undertaking this kind of self-sufficient travel, an upgraded and expanded facility at Parham and additional new facility to Dublin on Highway One.

Responsibility

Short Stay Accommodation Operator (capital/maintenance), Local Government (facilitation/capital), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$1 - 2 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2022

Priority Areas

Tourism and Visitor Economy, Economic and Social Infrastructure

Ref: BC:TS
Doc ID:



26 March 2020

Mr James Miller
Chief Executive Officer
Adelaide Plains Council
PO Box 18,
MALLALA SA 5502

Dear James

Regional Vision

Thank you for your assistance and significant contribution thus far in compiling a (Draft) Regional Vision.

As we have discussed recently, we are facing unprecedented 'headwinds' created by various setbacks, namely:-

1. US-China Trade Tensions;
2. Drought;
3. Bush fires; and
4. Now CoVID-19

Collectively, we need to do all that we can to stimulate our economy in order to save businesses, jobs and our communities' standard of living. All economic commentators are forecasting a global recession that will adversely impact on Australia, South Australia and our region. The Regional Vision package (Draft) is designed to take measures to progressively address these economic impacts.

Furthermore, the Barossa and Hinterland Vision (Draft) is aimed at growing a GRP (Gross Regional Product) from \$3.52bn (now) to \$7.9bn by 2035.

It is intended to release a shovel ready "recovery activity package" extracted from this Regional Vision to the State Government and then to the Federal Government by the end of April early May seeking financial support to implement these projects immediately in response to the massive impacts on our economy from COVID-19.

It has been noted that recently the State Government rushed through State Parliament a \$15.3bn Supply Bill and the Federal Government in conjunction with the Reserve Bank of Australia (RBA) announced a \$189bn Stimulus Package to address the economic downturn.

Your proposed projects for inclusion into this package will assist greatly and I very much appreciate your positive and pro-active leadership in meeting the challenges ahead.

Postal Address:

PO Box 72, Kapunda, South Australia 5373

Telephone: (08) 8525 3200
Email: light@light.sa.gov.au
Website: www.light.sa.gov.au

Please continue to liaise with Maree Wauchope and Dianah Walter, from Regional Matters, to populate the Regional Vision (Draft) with the aim to completing the document by close of business Friday 10 April 2020.

Your urgent response to this request will be very much appreciated.

Kindest regards



Brian Carr
Chief Executive officer

Cc: Ms Maree Wauchope – Regional Matters
Ms Dianah Walter – Regional Matters
Kieren Chappell – GM Economic Development

COPY OF REPORT



JON GEE MP
State Member
for TAYLOR

Mr James Miller
Chief Executive Officer
Adelaide Plains Council
PO Box 18
MALLALA SA 5502

Dear James,

I write in relation to the Covid-19 pandemic and the Adelaide Plains Council.

As you would be aware the State and Federal Governments have announced several stimulus packages to assist the Australian economy during these difficult times.

I encourage your council to put forward any projects that you have that may be eligible under the packages. Some local projects could be the –

- *Two Wells Skate Park
- *An upgrade to the intersection of Old Port Wakefield Road and Mallala Road
- *An upgrade to the Two Wells Dog Park
- *Upgrades at the Two Wells Sporting Precinct including the installation of solar panels and batteries
- *The unlocking of Crown Land in Two Wells
- *Road upgrades particularly bitumisation of rural roads.
- *Additional Tourism signage and infrastructure in Two Wells and for the Adelaide International Bird Sanctuary

I also ask what support you are putting in place for local residents and businesses that may experience financial hardship during the Covid-19 pandemic.

During these difficult times I hope that you, your staff and elected members stay healthy and offer any support that I can to assist your team and our residents through the next few months.

Yours sincerely,

Jon GEE MP
Member for Taylor

27/03/2020



Potential Northern Plains Regional Growth Area Indenture Bill Adelaide Plains and Light Regional Councils Briefing Paper Overview

- There is an outstanding opportunity for the South Australian Government to establish a **Northern Plains Regional Growth Area Initiative** encompassing the **Adelaide Plains and Light Regional Council areas** that will support and accelerate the State's economic growth over the next 5 years and beyond.
- This will be achieved by a **Northern Plains Regional Growth Area Indenture Bill** which will establish the legislative underpinning for a jobs and innovation led growth strategy in the area - The Northern Adelaide Plains Regional Vision and the Light Regional Council Economic Recovery Plan, with the Adelaide Plains Economic Recovery Plan.
- This is a major economic development initiative supported by and being driven by both the Adelaide Plains and Light Regional Councils.
- The combined Adelaide Plains and Light Regional Council Region has the underlying geographical location, land, water and transport logistic assets to drive economic development in Adelaide's north, and to take advantage of the most recent State and Commonwealth Government investments in road infrastructure.
- Developer interest in a number of new and innovative investment initiatives is strong but this growth potential is limited by a number of inherently restrictive legislative provisions which were put in place in a different context and at a time when the then government sought to limit growth in the State economy and population for policy reasons.
- While overarching legislative frameworks such as the *Planning, Development and Infrastructure Act 2016* continue to serve the metropolitan area as intended, they impose constraints to jobs growth and innovation in the regions.
- In addition, a **Northern Plains Regional Growth Area Indenture Bill** will encourage the Councils and private development sector to explore the opportunity for future sustainable growth within the indenture area and in specific growth corridors such as Two Wells.
- The proposed Indenture Bill will establish a legislative framework under which the Minister of Planning, in consultation with local government, may grant approval to an expanded range of innovative and job creating initiatives within the area defined in the Bill.
- South Australia needs to define itself as a vibrant growth hub, attracting jobs, innovation and growth from interstate and overseas while carefully nurturing local talent. This requires a positive, growth oriented legislative framework within controlled and well understood parameters to foster relevant initiatives.
- This Bill will deliver on those objectives for the Region and the State.

14. REPORTS FOR DECISION

14.1 Prosperity on the Plains: Economic Zone Indenture

The Chief Executive Officer gave a 21 minute presentation in relation to Item 14.1 – *Prosperity on the Plains: Economic Zone Indenture*.

Moved Councillor Lush Seconded Councillor Di Troia **2020/ 318**

“that Council, having considered Item 14.1 – *Prosperity on the Plains: Economic Zone Indenture*, dated 28 September 2020, receives and notes the report and in doing so:

- 1. Notes the significant potential on the Adelaide Plains as a globally competitive food production area, complemented with unprecedented population growth as well as education, commercial, retail and tourism-related interest and opportunity.**
- 2. Acknowledges the significant body of work undertaken to date in advancing an Economic Zone model, or similar, intended to stimulate the economy through investment and infrastructure stimulus, ameliorate current legislative constraints, activate employment growth and innovation, premised on a governance structure to underpin the Economic Zone model.**
- 3. In consideration of 1 and 2 above, acknowledges that local government must play an active role in the economic recovery space post the COVID-19 Public Health Emergency.**
- 4. Instructs the Chief Executive Officer to investigate the merits of establishing a joint regional subsidiary with Light Regional Council under Section 43 of the *Local Government Act 1999* for the purposes of progressing a governance model for legislative reform and so as to facilitate the establishment of an Economic Zone, or similar.”**

CARRIED


14.2 Hours of Operation – Christmas 2020

Moved Councillor Boon Seconded Councillor Keen **2020/ 319**

“that Council, having considered Item 14.2 – *Hours of Operation – Christmas 2020*, dated 28 September 2020, receives and notes the report and in doing so resolves the following hours of operation for the Christmas 2020 period:

- 1. Mallala Principal Office, Two Wells Service Centre and Mallala Depot Administration to close at 12pm on Wednesday 23 December 2020 and re-open at 9am on Monday 4 January 2021.**
- 2. Two Wells Library to close at 5pm on Tuesday 22 December 2020 and re-open at 9am on Tuesday 5 January 2021.**
- 3. Mallala Library to close at 5pm on Friday 18 December 2020 and re-open at 10am on Wednesday 6 January 2021.**
- 4. Two Wells Transfer Station to close at 3.30pm on Wednesday 23 December 2020 and re-open at 9am on Saturday 2 January 2021.”**

CARRIED

 Adelaide Plains Council	15.6	Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter
	Department:	Governance and Executive Office
	Report Author:	Chief Executive Officer
Date: 27 January 2021	Document Ref:	D21/2936

OVERVIEW

Purpose

The purpose of this report is to provide the Elected Body with a progress update on the development of a suitable model, namely the potential establishment of joint regional subsidiary between Light Regional Council (LRC) and Adelaide Plains Council (APC), for the purposes of progressing a suitable governance structure for legislative reform and so as to facilitate the establishment of an Economic Zone.

Background

LRC and APC have been working together since early 2020 on the development of a regional subsidiary concept whose objects and purposes would include:

- Identifying key infrastructure requirements in the Region to underpin and grow the economy
- Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
- Promoting the Region as an important and emerging economic area for the State
- Identifying inadequacies and barriers to economic development
- Advocating for legislative reform to support the growth of the Region's economy

Having first tabled the notion of establishing ties with LRC at the Special Meeting of Council held on 6 April 2020, significant progress has been achieved on the development of a suitable model. To that end, both councils were provided with a briefing at a joint council workshop held on 17 August 2020 via electronic means ahead of APC considering a comprehensive decision report at its 28 September 2020 Ordinary Meeting.

At this meeting, the Chief Executive Officer (CEO) explained that LRC, at its meeting held on 22 September 2020, resolved as follows:

"That the Council:

1. *Receive the Presentation titled "Economic Zone" which was previously discussed at a joint workshop between the Adelaide Plains Council and the Light Regional Council on 17 August 2020;*

2. *With the agreement of the Adelaide Plains Council, seek to undertake a process to establish a joint regional subsidiary in accordance with the provisions of the Local Government Act 1999 for the purpose of progressing the establishment of legislative reform including the establishment of an economic zone for the region."*

Upon receiving both the detailed report and PowerPoint presentation, APC formally adopted the below resolution as a means of progressing an appropriate model for legislative reform and so as to facilitate the establishment of an Economic Zone, or similar:-

14.1 Moved Councillor Lush Seconded Councillor Di Troia 2020/ 318

"that Council, having considered Item 14.1 – Prosperity on the Plains: Economic Zone Indenture, dated 28 September 2020, receives and notes the report and in doing so:

1. ***Notes the significant potential on the Adelaide Plains as a globally competitive food production area, complemented with unprecedented population growth as well as education, commercial, retail and tourism-related interest and opportunity.***
2. ***Acknowledges the significant body of work undertaken to date in advancing an Economic Zone model, or similar, intended to stimulate the economy through investment and infrastructure stimulus, ameliorate current legislative constraints, activate employment growth and innovation, premised on a governance structure to underpin the Economic Zone model.***
3. ***In consideration of 1 and 2 above, acknowledges that local government must play an active role in the economic recovery space post the COVID-19 Public Health Emergency.***
4. ***Instructs the Chief Executive Officer to investigate the merits of establishing a joint regional subsidiary with Light Regional Council under Section 43 of the Local Government Act 1999 for the purposes of progressing a governance model for legislative reform and so as to facilitate the establishment of an Economic Zone, or similar."***

CARRIED

Discussion

A significant body of work has been undertaken since the above resolution was adopted, including the preparation of a draft subsidiary charter for the consideration of LRC and APC Elected Members. The draft charter will be presented to the respective councils for workshopping in mid-February 2021.

Conclusion

LRC and APC CEOs will shortly commend the draft charter to the respective Elected Bodies for consideration and ahead of a further joint workshop being held in early to mid-February 2021. At that workshop, the CEOs intend to:-

- provide an overview of progress made to date on the development of a joint subsidiary
- outline the key elements that make up the draft subsidiary charter
- outline items of business likely to be considered by Board, if and when established

- Board Membership interest shown by highly respected practicing professionals
- next steps and Q&A

As the Elected Body resolved in September 2020, this initiative is intended to stimulate the economy through investment and infrastructure delivery, ameliorate current legislative constraints and activate employment growth and innovation. Both council CEOs look forward to further progressing this governance model in early to mid-February 2021 ahead of formal reports being presented thereafter for Members' consideration.

RECOMMENDATION

"that Council, having considered Item 15.6 – *Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter*, dated 27 January 2021, receives and notes the report."

Attachments

Nil

15.3 Drought Communities Programme – Monthly Report – January 2021

Moved Councillor Daniele Seconded Councillor Di Troia **2021/ 035**

“that Council, having considered Item 15.3 – Drought Communities Programme – Monthly Report – January 2021, dated 27 January 2021 receives and notes the report.”

CARRIED

15.4 Planning Reform Update – January 2021

Moved Councillor Daniele Seconded Councillor Di Troia **2021/ 036**

“that Council, having considered Item 15.4 – Planning Reform Update – January 2021, dated 27 January 2021, receives and notes the report.”

CARRIED

15.5 Gawler River Floodplain Management Projects – State Government Budget Commitment

Moved Councillor Lush Seconded Councillor Keen **2021/ 037**

“that Council, having considered Item 15.5 – Gawler River Floodplain Management Projects – State Government Budget Commitment, dated 27 January 2021, receives and notes the report.”

CARRIED

15.6 Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter

Moved Councillor Keen Seconded Councillor Lush **2021/ 038**

“that Council, having considered Item 15.6 – Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter, dated 27 January 2021, receives and notes the report.”

CARRIED

15.7 Mallala and District Lions Club – Request to Relocate to the Mallala Camp Ground

Moved Councillor Keen Seconded Councillor Lush **2021/ 039**


“that Council, having considered Item 15.7 – Mallala and District Lions Club – Request to Relocate to the Mallala Camp Ground, dated 27 January 2021 receives and notes the report.”

CARRIED

9. DEPUTATIONS

The Mayor sought leave of the meeting to hear a deputation from Mr Anthony Flaherty OAM, spokesperson for the Two Wells Community Returned Services League (RSL). Leave was granted.

- 9.3 Mr Anthony Flaherty OAM gave a 12 minute deputation in relation to a request for upgrades to the building occupied by the Two Wells Community RSL.

 Adelaide Plains Council	14.1	Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter
	Department:	Governance and Executive Office
	Report Author:	Chief Executive Officer
Date: 22 February 2021	Document Ref:	D21/2936

Executive Summary

- Throughout 2020, Light Regional Council (LRC) and Adelaide Plains Council (APC) have been working together to develop a strategy geared to stimulate the local and regional economies through:-
 - investment and infrastructure stimulus
 - ameliorating current legislative constraints
 - activating employment growth and innovation
 - establishing a governance structure to underpin delivery
- Numerous reports have been presented to the respective Chambers over this period to advance this initiative. A joint Informal Gathering was also facilitated by the two council Chief Executive Officers (CEOs) via electronic means on 17 August 2020.
- At the meeting of LRC held on 22 September 2020, a resolution was adopted to “...undertake a process to establish a joint regional subsidiary.” Similarly, APC at its meeting held on 28 September 2020 resolved to “...investigate the merits of establishing a joint regional subsidiary with the Light Regional Council under Section 43 of the Local Government Act 1999 for the purposes of progressing a governance model...”
- In consideration of the above, council CEOs duly engaged the services of Norman Waterhouse Lawyers who were instructed to prepare a draft subsidiary charter for review. A copy of the draft charter is provided as **Attachment 1** to this report.
- The draft charter has been heavily workshopped internally by both council CEOs and their respective governance and planning staff, with oversight and guidance provided by experienced lawyer, Mr Ted Byrt.
- Key elements that make up the draft charter include:-
 - Objects and Purposes of the Authority
 - Functions and Powers
 - Borrowings and Expenditure
 - Board of Management
 - Membership of the Board
 - Proceedings of the Board
 - Executive Officer and Appointment of Other Staff
 - Financials
 - Disputes

- The draft subsidiary charter, having been prepared, refined and reworked internally prior to being presented to a meeting of the respective council Mayors and Deputy Mayors at a meeting held on 8 February 2020, is now at a point that it is ready for adoption.
- The establishment of a regional subsidiary of this nature will drive economic activity, investment and growth across LRC and APC, as well as unlock obstacles and legislative barriers that current curtail the growth agendas of the two councils and State Government.
- The below suite of recommendations are therefore put to the Elected Body for endorsement.

RECOMMENDATION 1

“that Council, having considered Item 14.1 – Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter, dated 22 February 2021, receives and notes the report.”

RECOMMENDATION 2 – Acknowledge Opportunities

“that Council, having considered Item 14.1 – Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter, dated 22 February 2021 and in doing so acknowledges the significant opportunities that prevail for both Light Regional Council and Adelaide Plains Council in establishing an Economic Development Authority [Regional Subsidiary] across the two councils, whose objects and purpose would include:

- Identifying key infrastructure requirements in the Region to underpin and grow the economy
- Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
- Promoting the Region as an important and emerging economic area for the State
- Identifying inadequacies and barriers to economic development
- Advocating for legislative reform to support the growth of the Region’s economy.”

RECOMMENDATION 3 – Proposed Charter

“that Council, having considered Item 14.1 – Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter, dated 22 February 2021, receives and notes the report and in doing so endorses the proposed the Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter, presented as Attachment 1 to this report, subject to any minor editing, formatting or structural amendments that the Chief Executive Officer determines necessary.”

RECOMMENDATION 4 – Establish Subsidiary

“that Council, having considered Item 14.1 – *Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter*, dated 22 February 2021, receives and notes the report and in doing so:

- 1. Confirms its intention to establish a regional subsidiary under section 43 of the Local Government Act 1999, to be known as the Light & Adelaide Plains Region Economic Development Authority (the Regional Subsidiary) and**
- 2. Instructs the Chief Executive Officer to, on the Council’s behalf, apply to the relevant Minister, under Schedule 2 Part 2 of the Local Government Act 1999, in relation to the proposed establishment of the Regional Subsidiary.”**

RECOMMENDATION 5 – Forum with both Councils

“that Council, having considered Item 14.1 – *Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter*, dated 22 February 2021, and in doing so acknowledges that upon receiving approval from the relevant Minister to establish a regional subsidiary with Light Regional Council, that a joint forum will be convened with elected members of both councils.”

BUDGET IMPACT

Further analysis on budget impact will feed into the 2021/2022 Annual Business Plan and Budget although it is expected that both LRC and APC will need to allocate no less than \$20,000 for the inaugural start-up to account for sitting fees and other sundry expenses/consultancies that may arise.

RISK ASSESSMENT

The greatest risk to both LRC and APC in not exploring cross council collaboration initiatives such as this is that opportunities are lost to grow employment, the economic footprint of the region and infrastructure investment.

Attachments

- 1. Draft Charter (to be provided Under Separate Cover).**

DETAILED REPORT

Purpose

The purpose of this report is to seek the Elected Body's endorsement to establish a Light & Adelaide Plains Economic Development Authority [Regional Subsidiary].

Background

LRC and APC have been working together since early 2020 on the development of a regional subsidiary concept whose objects and purposes would include:

- Identifying key infrastructure requirements in the Region to underpin and grow the economy
- Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
- Promoting the Region as an important and emerging economic area for the State
- Identifying inadequacies and barriers to economic development
- Advocating for legislative reform to support the growth of the Region's economy

Having first tabled the notion of establishing ties with LRC at the Special Meeting of Council held on 6 April 2020, significant progress has been achieved on the development of a suitable model. To that end, both councils were provided with a briefing at a joint council workshop held on 17 August 2020 via electronic means ahead of APC considering a comprehensive decision report at its 28 September 2020 Ordinary Meeting.

At this meeting, the Chief Executive Officer (CEO) explained that LRC, at its meeting held on 22 September 2020, resolved as follows:

"That the Council:

- 1. Receive the Presentation titled "Economic Zone" which was previously discussed at a joint workshop between the Adelaide Plains Council and the Light Regional Council on 17 August 2020;*
- 2. With the agreement of the Adelaide Plains Council, seek to undertake a process to establish a joint regional subsidiary in accordance with the provisions of the Local Government Act 1999 for the purpose of progressing the establishment of legislative reform including the establishment of an economic zone for the region."*

Upon receiving both the detailed report and PowerPoint presentation, APC formally adopted the below resolution as a means of progressing an appropriate model for legislative reform and so as to facilitate the establishment of an Economic Zone, or similar:

14.1 Moved Councillor Lush Seconded Councillor Di Troia 2020/ 318

"that Council, having considered Item 14.1 – Prosperity on the Plains: Economic Zone Indenture, dated 28 September 2020, receives and notes the report and in doing so:

- 1. Notes the significant potential on the Adelaide Plains as a globally competitive food production area, complemented with unprecedented population growth as***

well as education, commercial, retail and tourism-related interest and opportunity.

- 2. Acknowledges the significant body of work undertaken to date in advancing an Economic Zone model, or similar, intended to stimulate the economy through investment and infrastructure stimulus, ameliorate current legislative constraints, activate employment growth and innovation, premised on a governance structure to underpin the Economic Zone model.*
- 3. In consideration of 1 and 2 above, acknowledges that local government must play an active role in the economic recovery space post the COVID-19 Public Health Emergency.*
- 4. Instructs the Chief Executive Officer to investigate the merits of establishing a joint regional subsidiary with Light Regional Council under Section 43 of the Local Government Act 1999 for the purposes of progressing a governance model for legislative reform and so as to facilitate the establishment of an Economic Zone, or similar."*

CARRIED

Following adoption of the aforementioned resolutions, council CEOs duly instructed Norman Waterhouse Lawyers to prepare a draft subsidiary charter for review. This document has been heavily workshopped internally and with the assistance of Mr Ted Byrt, a former Member of Council's Governance Advisory Panel, experienced lawyer and former Chair of the Development Assessment Commission. In addition, a meeting of council Mayors, Deputy Mayors and CEOs occurred recently where the concept was further discussed and the initiative critiqued for refinement.

Importantly from an APC perspective, Council has a number of strategic investment and infrastructure priorities across key themes of stormwater management, transport, tourism and education, as well as business investment and attraction, totally close to \$200 million. Provided for below is a snapshot of what the landscape current looks like for APC.

PROJECT 1

Northern Floodway

A critical flood mitigation measure to protect our State's food bowl. The effects of the October 2016 floods are still being felt on the lower reaches of the Gawler River on the Adelaide Plains with significant loss of produce and damage to infrastructure. It is estimated that the floods of 2016 impacted the State economy with losses in the order of \$50 million. Significant preliminary work has been undertaken by the Gawler River Floodplain Management Authority (a regional subsidiary comprising six member councils). It is estimated that the Northern Floodway would cost in the vicinity of \$27 million.

Due/Milestone

Stage 1 requires \$1.8 million

Design, valuations, project management and final costing determined

2021 – Delivery

Outcomes

Protection of the State's food bowl, including future costs avoided of \$51 million through the protection of up to 300 primary producers and around 1500 hectares of farming land (open fields and

727 glasshouses). Further, this measure will likely result in the creation of a further 3,700 jobs through the Northern Adelaide Irrigation Scheme and associated irrigated horticulture investment exceeding \$1 billion.

Responsibility

Local Government (maintenance), State Government and Federal Government (capital)

Financial Commitment Sought

\$1.8 million required immediately from the State and Federal Governments to undertake detailed design, valuations for acquisition of land and to determine ongoing maintenance costs. Thereafter and following this body of work, an amount in the order of \$27 million to deliver the Northern Floodway.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 2

Bruce Eastick Dam

The Bruce Eastick Dam was constructed in the early 2000s and serves as a flood mitigation measure to protect downstream townships, including the regional centre of Gawler, settlements, businesses and irrigators. Located at Kingsford, it was designed to accommodate a 1:100ARI flood event, however, subsequent modelling has shown it only serves to accommodate a 1:40ARI flood event. Expansion of the Dam to protect for a 1:100ARI flood event will ensure downstream townships, settlements, businesses and irrigators are protected. No firm figures exist on the cost of this expansion, however the consulting engineer, AECON's report provides an estimated cost of \$61.9 million with a low and high range estimate of \$37.1 million and \$92.9 million respectively.

Due/Milestone

2021 - Stage 1 requires \$1.8 million

Design, valuations, project management and final costing determined

2023 - Delivery

Outcomes

Delivery of the Bruce Eastick Dam enlargement is crucial for the protection of the regional town centre of Gawler, as well as townships and settlements downstream such as Lewiston and Two Wells. Further, the enlargement will cater for a 1:100 ARI flood event which, in turn, will protect businesses and primary producers as well as providing the ability for new growth to occur on the Adelaide Plains which otherwise would have been disallowed under current planning limitations.

Responsibility

Local Government (maintenance), State and Federal Government (capital)

Financial Commitment Sought

\$1.8 million sought immediately for design work to commence, engineering, planning, valuations, project management and final costings being determined. Thereafter and following this body of work,

an amount in the order of between \$37.1 million and \$92.9 million to deliver the Bruce Eastick Dam enlargement.

Delivery Timeframe

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 3

International Translational Horticulture Centre

The ITHC will be a partnership between a number of education stakeholders and the regional horticulture industry, at the soon to be developed Catholic Education Xavier College Campus at Two Wells. The Centre will be a leading initiative of the Adelaide Plains Economic Development Strategy and will be an essential complement to the Northern Adelaide Food Park initiative at Edinburgh Parks. The Centre will facilitate the transition of secondary school students directly into the region's rapidly expanding horticulture industry and/or university education.

Due/Milestone

2021 - Stage 1 requires \$5 - 6 million

Design, valuations, project management and final costing to be determined

2022 – Delivery

Outcomes

Most importantly, it will accelerate the transition of the latest research findings to industry and facilitate the transition of the majority of the current horticulture industry from low to medium technology enterprises into high technology 4.0 businesses. This will be achieved by delivering education and training, demonstrating new research findings and supporting new product development, innovation, investment and export market development.

Responsibility

Various education stakeholders (capital/maintenance), Local Government (facilitation), State Government and Federal Government (capital) Financial Commitment Sought The estimated cost of the centre is \$5 - \$6 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2022

Priority Areas

Economic and Social Infrastructure, Research and Development

PROJECT 4

Adelaide International Bird Sanctuary National Park Winaityinaityi Pangkara Interpretive Centre

Subject to a Department of Environment Northern Adelaide Coastal Visitor Management Strategy and Adelaide Plains Council Tourism & Economic Development Strategy commencing soon, and relative to eco-tourism potential; an Interpretive Centre is proposed along the APC coastline. Entry to the northern end of the park is via Parham, Webb Beach and Thompson Beach, with the other end of the park in APC at Port Gawler, it is only 30 minutes from Adelaide. The name Winaityinaityi Pangkara in the local Kaurna language means "a country for all birds and the country that surrounds these birds". The park is at the southern end of the East Asian-Australasian Flyway (EAAF) which is used by more than 5 million birds every year. 27,000 of these birds stop and rest in the sanctuary. There are 263 unique plant and animal species, adapted to living in the coastal conditions. Food is abundant on the tidal mud flats, and in and around mangrove forests it is also a fish breeding ground.

Due/Milestone

2022 - Stage 1 requires \$5 million

Design, valuations, project management and final costing determined

2024 – Delivery

Outcomes

An Interpretive Centre, combined with local volunteer tourism, where you can bring your own binoculars and bird book. With birds coming from all over the world to nest, breed, rest and feed after their long flight from as far as Siberia and Alaska, passing through 22 countries; an Interpretive Centre is needed to support nature based tourism in the area. The centre would also act as a base for environmental preservation work for threatened bird species such as the Curlew sandpiper, Ruddy Turnstone, Red Knot and Eastern Curlew.

Responsibility

Nature based Tourism Operator (capital/maintenance), Local Government (facilitation), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$5 - 10 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2024

Priority Areas

Tourism and Visitor Economy, Economic and Social Infrastructure, Research and Development

PROJECT 5

Two Wells Main Street Public Realm and Amenity Redevelopment

The landscape at Two Wells is rapidly changing; 10,000 population increase by 2040, Xavier College campus now open and retail investment opportunities beckoning. The Two Wells Main Street redevelopment is a timely initiative and a public realm amenity improvement long overdue. The revitalisation of the public realm through street greening and tree boulevards, formalised parking,

street furniture, under grounding of power, new street lights and a central village square will accelerate investment and provide a welcoming environment for residents and tourists alike.

Due/Milestone

2022 – Delivery

Outcomes

Public realm facelift to generate and accelerate interest and investment (commerce and retail) providing a welcoming and inviting public setting for residents and tourists alike. The development of a village square will provide opportunities to host events and activities that otherwise cannot be currently accommodated.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

Under the Drought Communities Programme, \$700,000 has been allocated to the project. A Places for People funding application is currently being pursued for an additional \$700,000 funding stimulus while a further funding allocation of \$3 million is being sought to underground power, erect new street lighting and reconfigure the carriageway to calm traffic movements.

Delivery Timeframe

Now – 2024

Priority Areas

Tourism and Visitor Economy

Economic and Social Infrastructure

PROJECT 6

Crown Land – Unlocking Red Tape for Retail Investment

The proposed unlocking of Crown Land in Two Wells will facilitate Retail Development which is needed with the Two Wells township experiencing rapid growth. Refer Item 21.1.

PROJECT 7

Regional Freight Routes and Township Heavy Vehicle Bypasses

7.1– Regional Freight Routes

APC will be required to respond to the significant growth in freight demand in coming years. APC growing freight task is one of our biggest infrastructure challenges. This is being driven by unprecedented population growth, coupled with increased demand in commodity movements (agriculture horticulture, and livestock).

The key focus is those corridors used for the movement of freight throughout the region which are not supporting efficient movement of commodities into, out of and through the Adelaide Plains region.

Key road networks include:

- Cheek Road \$1 million
- Germantown Road \$900,000
- Barabba Road \$1.6 million
- Paddy Bridge Road \$2 million

Due/Milestone

Now – 2024

Outcomes

Increase in freight routes will ensure our key freight roads efficiently connect agricultural, horticulture and livestock to states freight routes. The delivery of works such as road sealing, strengthening and widening, pavement rehabilitation, drainage upgrades and road realignments, will significantly improve APC and State's competitiveness through efficient freight transport networks and improved international links.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

\$5.5 million required from the Local, State and Federal Governments to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

7.2 – Township Heavy Vehicle Bypasses

With significant residential growth and increased demand in commodity movements (agriculture horticulture, and livestock). There is a need to investigate the practicability and associated infrastructure requirements to separate freight routes from residential interfaces to ensure the future safety of the community and productivity for industry is supported.

Due/Milestone

Stage 1 requires \$0 million

Design, valuations, project management and final costing determined.

2021 – Delivery

Outcomes

Minimise the impact of freight vehicle movement on the community by appropriately locating freight routes.

Responsibility

Local Government, State Government and Federal Government

Financial Commitment Sought

\$200,000 required from Local, State and Federal Governments to undertake detailed design, cost estimates, and valuations for acquisition of land.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 8

Coastal Settlement Tourism Routes

APC will be required to respond to increased tourism being generated by Adelaide International Bird Sanctuary (AIBS) and population growth visiting the Coastal settlement in the coming years.

Tourist destinations such as AIBS, need to be supported with infrastructure that assists in attracting and enhancing a tourist's experience in the area, thereby encouraging them to stay longer.

Due/Milestone

Now – 2024

Outcomes

The delivery of works such as road sealing and walking/cycling trails aims to significantly improve tourism along APC coastline including the sealing of Middle Beach Road, amongst other key tourism routes.

Responsibility

Local Government, State Government

Financial Commitment Sought

\$3.8 million required from the State and Federal Governments to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Tourism and Visitor Economy

Social Infrastructure

PROJECT 9

Two Wells Community Wastewater Management System

The existing Two Wells Township does not have any wastewater disposal facilities at this time, a suitable system for the existing town is required. With significant residential growth within the Two Wells Township there is an opportunity to partner with a private scheme to deliver a system for the existing township and or Main Street.

Due/Milestone

2022 – Start

2024 – Delivery

Outcomes

A suitable wastewater disposal facility for the Two Wells existing township and or Main Street.

Responsibility

Local Government, State Government

Financial Commitment Sought

\$4 million required from Local, and State Government to delivery of works.

Delivery Timeframes

Now – 2024

Priority Areas

Economic and Social Infrastructure

PROJECT 10

Dublin and Parham Tourist Accommodation

Subject to a Department of Environment Northern Adelaide Coastal Visitor Management Strategy and Adelaide Plains Council Tourism & Economic Development Strategy commencing soon, additional tourist accommodation on top of the existing basic facility at Parham is proposed. With the Parham Short Stay Accommodation facility consistently full from the October long weekend until Easter in the following year, with crabbers, fishers, bird watching enthusiasts, grey nomads, people attending medical treatment in Adelaide, etc.; additional facilities are warranted.

Due/Milestone

2021 – Stage 1 requires \$1 million

Design, valuations, project management and final costing determined

2022 – Delivery

Outcomes

In terms of passing trade from Highway One at Dublin and the increasing market of “grey nomads” undertaking this kind of self-sufficient travel, an upgraded and expanded facility at Parham and additional new facility to Dublin on Highway One.

Responsibility

Short Stay Accommodation Operator (capital/maintenance), Local Government (facilitation/capital), State Government and Federal Government (capital)

Financial Commitment Sought

The estimated cost of the centre is \$1 - 2 million with contributory funding to be sought from the private sector stakeholders, Commonwealth and State Governments.

Delivery Timeframe

Now – 2022

Priority Areas

Tourism and Visitor Economy, Economic and Social Infrastructure

Both councils possess the geographical location, land, water and transport logistics assets to drive economic development in Adelaide's north, and to take advantage of the recent State and Federal Government investments in road and water infrastructure (Northern Connector, Northern Expressway and NAIS).

Discussion

The draft subsidiary charter is now at a point where the respective council CEOs believe it is ready for the consideration of the two councils.

Noteworthy points of the draft charter will be reinforced by the CEO at the meeting by way of a verbal presentation, however, it is pertinent to note that further work on budget, consultation (through the upcoming Annual Business Plan and Budget process) and Board Membership will occur while the Minister for Local Government considers councils' joint proposal.

Conclusion

The establishment of a regional subsidiary of this nature will drive economic activity, investment and growth across LRC and APC, as well as unlock obstacles and legislative barriers that current curtail the growth agendas of the two councils and State Government. In consideration of the above, the CEO strongly commends this initiative, together with the suite of associated recommendations, to the Chamber for adoption.

References

Legislation

Local Government Act 1999

Council Policies/Plans

Adelaide Plains Council Strategic Plan 2021-2024

12.2 Adelaide Plains Council Historical Committee Meeting – 3 February 2021

Moved Councillor Parker Seconded Councillor Boon **2021/ 055**

“that Council endorses resolution 2021/006 of the Audit Committee and in doing so adopts the revised Land Under Roads Policy as presented at Attachment 3 to this Report.”

CARRIED

12.2 Adelaide Plains Council Historical Committee Meeting – 3 February 2021

Moved Councillor Boon Seconded Councillor Strudwicke **2021/ 056**

“that Council receives and notes the minutes of the Adelaide Plains Council Historical Committee meeting 3 February 2021.”

CARRIED

13. SUBSIDIARY MEETINGS

13.1 Gawler River Floodplain Management Authority Meeting – 11 February 2021

Councillor Keen disconnected from the meeting at 6.23pm.

Moved Councillor Lush Seconded Councillor Maiolo **2021/ 057**

“that Council receives and notes the minutes of Gawler River Floodplain Management Authority Meeting held on 11 February 2021.”

Councillor Keen reconnected to the meeting at 6.27pm.

CARRIED

14. REPORTS FOR DECISION

14.1 Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter

Moved Councillor Lush Seconded Councillor Maiolo **2021/ 058**

“that Council, having considered Item 14.1 – *Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter*, dated 22 February 2021, receives and notes the report.”

CARRIED

14.1 Moved Councillor Lush Seconded Councillor Maiolo 2021/ 059

“that Council, having considered Item 14.1 – *Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter*, dated 22 February 2021, receives and notes the report and in doing so acknowledges the significant opportunities that prevail for both Light Regional Council and Adelaide Plains Council in establishing an Economic Development Authority [Regional Subsidiary] across the two councils, whose objects and purpose would include:

- Identifying key infrastructure requirements in the Region to underpin and grow the economy
- Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
- Promoting the Region as an important and emerging economic area for the State
- Identifying inadequacies and barriers to economic development
- Advocating for legislative reform to support the growth of the Region’s economy.”

CARRIED

14.1 Moved Councillor Daniele Seconded Councillor Strudwicke 2021/ 060

“that Council, having considered Item 14.1 – *Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter*, dated 22 February 2021, receives and notes the report and in doing so endorses the proposed the Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter, presented as Attachment 1 to this report, subject to the following amendments:

1. at 2.1.2, replacing “###” with “clause 2.5” and
2. at 3.5.1, replacing “###” with “clause 3.2”
3. any minor editing, formatting or structural amendments that the Chief Executive Officer determines necessary.”

CARRIED

Councillor Panella called for a division.

The Mayor declared the vote set aside.

Members voting in the Affirmative: Councillors Keen, Strudwicke, Boon, Lush, Daniele, Maiolo, and Di Troia.

Members voting in the Negative: Councillors Panella and Parker.

The Mayor declared the motion **CARRIED**

MOTION WITHOUT NOTICE

14.1 Moved Councillor Panella Seconded Councillor 2021/ 061

“that the Chief Executive Officer organise a joint forum or Informal Gathering with Elected Members from Adelaide Plains Council and Light Regional Council.”

MOTION WITHDRAWN

14.1 Moved Councillor Strudwicke Seconded Councillor Keen 2021/ 062

“that Council, having considered Item 14.1 – *Light & Adelaide Plains Region Economic Development Authority – Regional Subsidiary Charter*, dated 22 February 2021, receives and notes the report and in doing so:

- 1. Confirms its intention to establish a regional subsidiary under section 43 of the Local Government Act 1999, to be known as the Light & Adelaide Plains Region Economic Development Authority (the Regional Subsidiary) and**
- 2. Instructs the Chief Executive Officer to, on the Council’s behalf, and following a further joint Informal Gathering between Adelaide Plains Council and Light Regional Council, apply to the relevant Minister, under Schedule 2 Part 2 of the Local Government Act 1999, in relation to the proposed establishment of the Regional Subsidiary.”**

CARRIED

Councillor Panella called for a division.

The Mayor declared the vote set aside.

Members voting in the Affirmative: Councillors Keen, Parker, Lush, Boon, Strudwicke, Di Troia, Maiolo and Daniele.

Members voting in the Negative: Panella.

The Mayor declared the motion **CARRIED**

Councillor Boon disconnected from the meeting at 7.29pm.

14.2 Rates Review – Draft Discussion Paper

Ms Corinne Garrett, HY Haines Norton, took questions from Council Members in relation to Item 14.2 – Rates Review – Draft Discussion Paper

Moved Councillor Lush Seconded Councillor Daniele 2021/ 063

“that the Council, having considered Item 14.2 – *Rates Review – Draft Discussion Paper*, dated 22 February 2021, receives and notes the report and in doing so Council has considered ‘Rates Review – Draft Discussion Paper’, presented as Attachment 1 to this Report and acknowledge that the Elected Members are satisfied with the current rating methodology of the Adelaide Plains Council due to following reasons:-

- a) There is currently no strong agitation for change from any particular class of ratepayers.**
- b) The current three (3) differentials rating system based on capital value of properties is a fair and an equitable system. It is also easy to administer.**
- c) Any reduction in rates for one land use category will result in an increase in rates for other land use categories.”**

Councillor Boon reconnected to the meeting at 7.40pm.

CARRIED UNANIMOUSLY

COPY

5.3 SCHEDULE OF MEETINGS ATTENDED

Elected members are reminded to submit their list of meetings and activities to the Minute taker should they wish to have these recorded in the minutes.

5.4 DELEGATE / REPRESENTATIVE REPORTS**5.5 REQUESTED DOCUMENTS/CORRESPONDENCE TO BE TABLED****6. PETITIONS**

NIL

7. DEPUTATIONS**Deputation Protocol**

- A deputation may be made by a person or group who wish to appear personally before a Council or Council committee meeting in order to address the Council or committee.
- The written request must be received at the principal office of the Council five (5) clear days prior to the day on which the meeting where the deputation is sought to be presented is scheduled. This will ensure that Council officers can liaise with the relevant Presiding Member, and make arrangements to list the deputation as an item on the agenda, prior to the agenda being distributed.
- A person appearing as a deputation must be present in the gallery and must stand when the Mayor reads their name.
- The person will be allowed to speak on an issue for a maximum of ten (10) minutes. The Presiding Member may allow for additional time.

7.1 PUBLIC COMMUNICATIONS (Including Public Forums)

NIL

7.2 PRESENTATIONS**7.2.1 Presentation – Regional Vision**

The Chief Executive Officer, Brian Carr, will furnish a Powerpoint Presentation to the Council entitled 'Regional Vision – Barossa and Hinterland'

7.3 YOUTH FORUM

NIL

8. ADJOURNED BUSINESS**9. BUSINESS ARISING (excluding Confidential Items)**

Arising from Meeting of Tuesday 24 March 2015			
11.2 GENERAL MANAGER, BUSINESS & GOVERNANCE			
11.2.4	Occupation of land – Corner of Mildred and Nash Streets Kapunda	112	Instructions issued to Norman Waterhouse Lawyers. This matter has been deferred for the time to allow the completion of the section 185 process to conclude. See below item. Ongoing
11.2.5	Compulsory Acquisition of Land – Marrabel Road Hamilton	112	Further discussion both internally and with Council's legal advisors is needed on the progression of this matter given its long standing history. Therefore there is still some considerable work to be undertaken to finalise this longstanding matter. Reconciliation report of properties sold or held for sale under the section 184 and 185 processes undertaken to be prepared in order for Council to determine a way

7.2 PRESENTATIONS

7.2.1 **Presentation – Regional Vision**

Mayor O'Brien invited the Chief Executive Officer, Brian Carr, to provide a Powerpoint Presentation to the Council entitled '*Regional Vision – Barossa and Hinterland*' following which, the Elected Members were given the opportunity to ask questions and receive responses.

Moved Cr Rohrlach

Seconded Cr Mitchell

That leave be granted for procedural Item 14.4 - *Motions without Notice*, to be brought forward to enable discussion on a recommendation coming from the presentation by the Chief Executive Officer.

CARRIED

14.4 MOTIONS WITHOUT NOTICE

14.4.1 **Regional Vision – Motion without Notice**

Moved Cr Rohrlach

Seconded Cr Frankcom

That Council maintains its G.R.I.D strategy and pursue the "Regional Vision" as outlined in the Chief Executive Officer Presentation of 26 November 2019 (attached hereto) whilst simultaneously continuing to oppose the Boundary Proposals from the Barossa Council and the Town of Gawler which, if implemented, will render the Light Regional Council unsustainable as detailed in Council's response and fails to address broader Regional reform and initiatives in the interest of the community; and, in the event The Barossa Council and the Town of Gawler defer their proposals then parts 1 and 2 of the Regional Vision be pursued otherwise only Part 1 be pursued by the Light Regional Council.

CARRIED

Moved Cr Reichstein

Seconded Cr Rohrlach

That leave be granted for Item 12.3.2 – *Application for Total Rescission of Existing Land Management Agreement – Gawler Harness Racing Club Incorporated* to be brought forward and considered by Council.

CARRIED

12.3.2 **Application for Total Rescission of Existing Land Management Agreement – Gawler Harness Racing Club Incorporated**

Moved Cr Reichstein

Seconded Cr Rohrlach

That, recognising actions taken since its August 2019 meeting, Council resolves to update its resolution with respect to Item 12.3.1 at its meeting held on 27 August 2019 (Minute Reference 2019/279) in the following ways; that Council:

1. Acknowledges the business case provided by the Gawler Harness Racing Club Inc. and confirms that this documentation satisfies Part 1(d) of its resolution; and
2. Acknowledges that a Development Application (DA) 313/411/2019 seeking consent to undertake racing at the site has been submitted and is under assessment as required by part 1(a); and
3. Subject to an approval and then commencement of the abovementioned DA 313/411/2019 (and the satisfaction of part 5 of this resolution), Council authorises the Mayor and Chief Executive Officer (as delegates) to then execute the Note of Rescission documentation and lodge this with the Lands Titles Office; and
4. Takes the abovementioned action on the understanding and assurance from the Gawler Harness Racing Club Inc that any outstanding conditions with respect to an approval for DA 313/411/2019 will be satisfied by the Gawler Harness Racing Club Inc within 12 months of any Development Approval; and

Resolved that Item 7.2.1 – Presentation – Regional Vision be lifted from the table and presented to Council for their consideration.

7.2.1 Presentation – Regional Vision

At 6:15pm Mayor O'Brien invited the Chief Executive Officer, Brian Carr, to provide the Council with a presentation entitled 'Regional Vision and Structural Reform' and to afford Elected Members the opportunity to ask and receive answers to questions.

Recommendation 1

Preferred Position – Status Quo

Moved Cr Frankcom

Seconded Cr Rohrlach

1. That Council restate that its preferred position is to maintain the existing Council areas making up the Region and continue with the collaboration model for the following reasons:-
 - The strong opposition from Hewett and Gawler Belt residents, the Seppeltsfield proprietor, Seppeltsfield Road Business Alliance, Whistler Wines and the residents of Greenock demonstrates a failure of the Section 26 test "*of avoiding significant divisions within a community*".
 - To allow the Town of Gawler and The Barossa Council's proposals to proceed will have the impact of dismantling Light Regional Council which is not in the State's interest as it has been the main driver of economic stimuli for the entire Region.
 - The proposals by the Town of Gawler and The Barossa Council significantly adversely impact on the capacity of Light Regional Council to continue its leadership role and regional economic development including the delivery of the Roseworthy Township Expansion.
 - To this point, collaboration has been a strength of the region and the Light Regional Council would like to return to this supportive approach to enable regional opportunities and outcomes to be delivered at the earliest opportunity with the least amount of distraction.

CARRIED

Recommendation 2

Defer/Withdraw and pursue Regional Vision

Moved Cr Frankcom

Seconded Cr Rohrlach

1. That Council write to The Barossa Council and the Town of Gawler formally inviting them to pursue the Regional Vision (Part 2) and redirect their time and resources to this cause, thereby deferring or withdrawing their current boundary proposals to the Boundaries Commission.
2. That, in order for the Regional Vision (Part 2) to be successfully pursued, the Collaboration Model be restored.
3. That it be noted that Light Regional Council will continue its pursuit of Regional Vision (Part 1) as these projects are 'shovel' ready.
4. That during the development of Regional Vision (Part 2) the Councils within the region give consideration to an appropriate Governance Structure to deliver the vision efficiently, effectively and equitably.
5. That The Barossa Council and the Town of Gawler be formally asked to respond to this invitation by no later than 28 February 2020.

CARRIED

4. MINUTES

4.1 CONFIRMATION OF COUNCIL MINUTES

- 4.1.1 Minutes of the meeting of Council held Tuesday, 26 November 2019.
- 4.1.2 Confidential minutes of the meeting of Council held Tuesday, 26 November 2019.

Recommendation

- That the minutes and confidential minutes of the meeting of Council held Tuesday, 26 November 2019 be confirmed as a true and correct record of that meeting.

5. COMMUNICATIONS

5.1 MAYOR'S COMMUNICATIONS

5.2 ELECTED MEMBERS' REPORTS

5.3 SCHEDULE OF MEETINGS ATTENDED

Elected members are reminded to submit their list of meetings and activities to the Minute taker should they wish to have these recorded in the minutes.

5.4 DELEGATE / REPRESENTATIVE REPORTS

5.5 REQUESTED DOCUMENTS/CORRESPONDENCE TO BE TABLED

6. PETITIONS

7. DEPUTATIONS

NIL

7.2 PRESENTATIONS

7.2.1 Presentation – Regional Vision

The Chief Executive Officer, Brian Carr, will furnish a Powerpoint Presentation to the Council entitled 'Regional Vision and Structural Reform'

7.3 YOUTH FORUM

NIL

8. ADJOURNED BUSINESS

7. DEPUTATIONS**7.1 PUBLIC COMMUNICATIONS (Including Public Forums)****7.1.1 Public Communications - Kapunda Country Chic Craft Incorporated**

Ms Leslie Pfeiffer representing the Kapunda Country Chic Craft Incorporated has been invited to attend the meeting to make a ten (10) minute deputation to Council and to receive questions from elected members.

7.2 PRESENTATIONS**7.2.1 Presentation – Boundary Reform and Regional Vision Update**

The Chief Executive Officer, Brian Carr, will furnish a Boundary Reform and Regional Vision update by way of Powerpoint Presentation to the Council and will receive questions from elected members.

Deputation Protocol

- A deputation may be made by a person or group who wish to appear personally before a Council or Council committee meeting in order to address the Council or committee.
- The written request must be received at the principal office of the Council five (5) clear days prior to the day on which the meeting where the deputation is sought to be presented is scheduled. This will ensure that Council officers can liaise with the relevant Presiding Member, and make arrangements to list the deputation as an item on the agenda, prior to the agenda being distributed.
- A person appearing as a deputation must be present in the gallery and must stand when the Mayor reads their name.
- The person will be allowed to speak on an issue for a maximum of ten (10) minutes. The Presiding Member may allow for additional time.

7.3 YOUTH FORUM

Nil

8. ADJOURNED BUSINESS

Nil

9. BUSINESS ARISING (excluding Confidential Items)

Arising from Meeting of Tuesday 24 March 2015			
11.2 GENERAL MANAGER, BUSINESS & GOVERNANCE			
11.2.4	Occupation of land – Corner of Mildred and Nash Streets Kapunda	112	Instructions issued to Norman Waterhouse Lawyers. This matter has been deferred for the time to allow the completion of the section 185 process to conclude. See below item. Ongoing
11.2.5	Compulsory Acquisition of Land – Marrabel Road Hamilton	112	Further discussion both internally and with Council's legal advisors is needed on the progression of this matter given its long standing history. Therefore there is still some considerable work to be undertaken to finalise this longstanding matter. Reconciliation report of properties sold or held for sale under the section 184 and 185 processes undertaken to be prepared in order for Council to determine a way forward on this item and the Mildred/Nash Streets matter discussed above. Ongoing
Arising from Meeting of Tuesday 23 August 2016			

14.4 MOTIONS WITHOUT NOTICE

14.4.1 **Kapunda Country Chic Craft Incorporated – Motion without Notice**

Moved Cr Rohrlach

Seconded Cr Reichstein

That a meeting be arranged with Council and the Kapunda Country Chic Craft Incorporated to develop a Business Case and a report be brought back to the next council meeting for consideration.

CARRIED

7.2 PRESENTATIONS

7.2.1 **Presentation – Boundary Reform and Regional Vision Update**

At 5:41pm the Chief Executive Officer, Brian Carr, furnished a Boundary Reform and Regional Vision update by way of PowerPoint Presentation to the Council and received questions from elected members.

Mr Michael left the Chamber at 5:58pm and returned at 6:03pm

Cr Mitchell left the Chamber at 6:27pm and returned at 6:29pm

7.3 YOUTH FORUM

NIL

8. ADJOURNED BUSINESS

9. BUSINESS ARISING

Current Status of all matters noted.

10. MINUTES – COMMITTEE MEETINGS

10.1 INFRASTRUCTURE COMMITTEE

NIL

10.2 STRATEGY COMMITTEE

NIL

10.3 ECONOMIC DEVELOPMENT PANEL

Recommendation 1

Moved Cr Mitchell

Seconded Cr Grain

That the Agenda, reports and minutes of the meeting of the Light Regional Economic Development Panel held Monday, 3 February 2020 be received.

CARRIED

13.1.2 Regional Vision (Draft) – ‘Update’

Folder ID:

Author: Brian Carr, Chief Executive Officer

Report Presenter: Brian Carr, Chief Executive Officer

Executive Summary

Report highlights

The Chief Executive Officer, Brian Carr will provide the Council with a PowerPoint presentation entitled ‘Regional Vision (Draft) – ‘Update’ and will receive questions from elected members.

Recommendation

1. That the presentation from the Chief Executive Officer titled *Regional Vision (Draft) – “Update”* be noted and supported.
2. That Light Regional Council continue to confirm its support for a Regional Vision and encourage the Councils of the Region to get actively involved in this strategy.
3. That Light Regional Council formally acknowledges the adverse economic impacts to Australia and our Region due to the US-China Trade Tensions, bushfires, drought and now the emerging effects of COVID-19 and will assist the Commonwealth and State Governments with the delivery of various initiatives including the Regional Vision in support of any economic stimulus packages released by the central government.

Reasons for the decision

The Regional Vision ‘Draft’ package consists of projects valued in the vicinity of \$4bn+ and should the proposed various funding bids be successful would play a significant part of the regions’ and collective government’s economic stimulus.

Detailed Report

Purpose

To seek Council's support for the Regional Vision.

Background

The Chief Executive Officer has presented on three (3) occasions to the Council providing updates on the Regional Vision. The content of those three presentations related to:

1. Barossa & Hinterland
 - Economic Landscape
 - Political Landscape
 - Policy Focus
 - Regional Deal
2. Regional Vision and Structural Reform
3. **Regional Vision into a Regional Deal (2020 – 2035)**
 - Key Messages
 - Regional Deal Phase 1: 2020-2024
 - Regional Deal Phase 2: 2020-2030
 - Regional Deal Phase 3: 2020-2035
 - Why a Regional Deal?
 - How to Implement
 - Fiscal Strategy & Financial Summary
 - Seeking of State Government Support

History

26 November 2019
10 December 2019
25 February 2020

7.2.1 Presentation - Regional Vision Presentation
7.2.1 Presentation - Regional Vision Presentation
7.2.1 Presentation – Boundary Reform and Regional Vision Update

Discussion/Analysis

The Chief Executive Officer's Powerpoint presentation will inform the Council on briefing meetings that have recently taken place and the Governance measures currently being explored.

Conclusion

As an integral part of the system of government we have a duty to be actively involved in stimulating our local economy as required by our central governments.

References

Legislation

Local Government Act 1999

Council Policies

4.13 - Economic Development - Precincts Policy

Strategic Plan

3. Industry, Innovation & Infrastructure

- 3.1 - Support the local agricultural and tourism industries
- 3.2 - Strengthen and diversify the regional economic base
- 3.3 - Advocate on behalf of regional opportunities

Goal No. 9 - Industry, Innovation & Infrastructure

7. DEPUTATIONS

7.1 PUBLIC COMMUNICATIONS (*Including Public Forums*)

NIL

7.2 PRESENTATIONS

7.2.1 **Presentation - Elector Representation Review**

Mayor O'Brien welcomed Mr Craig Rowe from C L Rowe and Associates and invited him to make his verbal presentation to Council regarding the Elector Representation Review and to receive and respond to questions from Elected Members. Mayor O'Brien thanked Mr Rowe for his attendance.

Moved Cr Zeller

Seconded Cr Close

That Item 10.4 *Audit Committee* be brought forward to be considered by Council.

CARRIED

7.2.2 **Presentation - Economic Recovery Strategy**

Mayor O'Brien invited the Chief Executive Officer, Mr Brian Carr, to present to Council in relation to an "Economic Recovery Strategy" and to receive and respond to questions from Elected Members.

10.4 AUDIT COMMITTEE

Recommendation 1

Moved Cr Close

Seconded Cr Grain

That the Agenda, reports and minutes and Confidential Agenda, reports and minutes of the meeting of the Light Regional Council Audit Committee held Thursday, 17 September 2020 be received.

CARRIED

Recommendation 2

Moved Cr Rohrlach

Seconded Cr Grain

That the report and recommendation of the special meeting of the Light Regional Council Audit Committee held Thursday, 17 September 2020 numbered 1, as listed below, be adopted.

1.	AUD9.1.1/2020 Debt Management Plan – Revised 2021-2030 Long Term Financial Plan
<u>File:</u>	72354
<u>Author:</u>	Luke Culhane, Finance Manager

13. **POLICY REPORTS FOR DECISION**

Policy Reports for Decision encompass items which define matters of Council strategy, operational policy, monitoring and supervision.

13.1 **CHIEF EXECUTIVE OFFICER**

13.1.1 **Economic Zone Regional Indenture**

Author: Richard Michael, General Manager, Governance

Report Presenter: Brian Carr, Chief Executive Officer

Executive Summary

Report highlights

Please note that there is no Detailed Report to this item.

This agenda item is presented having regard to the Presentation made earlier this meeting titled “Economic Zone”. The presentation is made to Council following its initial discussion at a joint workshop between the Adelaide Plains Council and the Light Regional Council held via Zoom on 17 August 2020.

The presentation proposes the creation of a Northern Indenture Economic Zone by legislation covering the area taking in the Adelaide Plains and Light Regional council areas. The purpose would be to focus on economic project development which for various reasons, are currently hampered by existing state legislation.

The principle outcome is for the creation of a legislative structure like that which provided for the West Lakes and Golden Grove major developments. The proposal seeks to provide the impetus to activate jobs and innovation in the region.

The report seeks to establish a governance arrangement around the management of a joint advisory subsidiary of the two Councils to overview the legislative and economic stimulus proposal.

Budget Impact

Estimated Cost: \$Unknown at this time.

Future ongoing operating revenue: N/A

Additional Comments (incl Labour Component if applicable):

Recommendation

That the Council:

1. **Receive the Presentation titled “Economic Zone” which was previously discussed at a joint workshop between the Adelaide Plains Council and the Light Regional Council on 17 August 2020;**
2. **With the agreement of the Adelaide Plains Council, seek to undertake a process to establish a joint regional subsidiary in accordance with the provisions of the Local Government Act 1999 for the purpose of progressing the establishment of legislative reform including the establishment of an economic zone for the region.**

Reasons for the decision

To provide a mechanism to create economic stimulus opportunities taking in the lower north and plains region of the State through the creation of a fit for purpose legislative vehicle; and the establishment of joint council governance structure to implement potential economic opportunities across the region.

12.4 GENERAL MANAGER, INFRASTRUCTURE & ENVIRONMENT

12.4.1 Lease of land for operational purposes – exclusion from community land classification

Folder ID: 2165 & 12524 (VG 315071300*)

Author: Renee Jericho, Property & Contracts Officer

Report Presenter: Richard Dodson, General Manager Infrastructure & Environment

Consensus Motion

Moved Cr Grain

Seconded Cr Mosley

That Council:

1. Resolve to exclude the portions of land in Allotment 100 and Allotment 101 of Filed Plan 15509 held in Certificate of Title Volume 5887 Folio 130 and Certificate of Title Volume 5483 Folio 219 to be leased by Council for operational purposes from classification as community land under section 193(4) of the Local Government Act 1999 (SA); and,
2. Direct the Chief Executive Officer (or delegate) to give notice of the resolution in the Gazette pursuant to section 193(6)(a) of the Local Government Act 1999 (SA).

CARRIED

12.5 GENERAL MANAGER, ECONOMIC DEVELOPMENT

NIL

13. POLICY REPORTS FOR DECISION

13.1 CHIEF EXECUTIVE OFFICER

13.1.1 Economic Zone Regional Indenture

Author: Richard Michael, General Manager, Governance

Report Presenter: Brian Carr, Chief Executive Officer

Moved Cr Rohrlach

Seconded Cr Grain

That the Council:

1. Receive the Presentation titled "Economic Zone" which was previously discussed at a joint workshop between the Adelaide Plains Council and the Light Regional Council on 17 August 2020;
2. With the agreement of the Adelaide Plains Council, seek to undertake a process to establish a joint regional subsidiary in accordance with the provisions of the Local Government Act 1999 for the purpose of progressing the establishment of legislative reform including the establishment of an economic zone for the region.

CARRIED

13. POLICY REPORTS FOR DECISION

Policy Reports for Decision encompass items which define matters of Council strategy, operational policy, monitoring and supervision.

13.1 CHIEF EXECUTIVE OFFICER

13.1.1 Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter

Author: James Miller (Chief Executive Officer – APC)
and Terry Savage Executive Assistant

Report Presenter: Brian Carr, Chief Executive Officer

Executive Summary

- The Light and Adelaide Plains Economic Development Authority initiative is intended to stimulate the economy through investment and infrastructure delivery, improve current legislative constraints and activate employment growth and innovation
- a draft Subsidiary Charter has been drafted for the consideration of LRC and APC Elected Members
- The draft Charter is now largely in a position to be further workshopped by the respective councils on a suitable date to be confirmed, in early to mid February 2021 at a second joint workshop

Budget Impact

Estimated Cost: \$TBA)

Future ongoing operating costs: \$TBA) Next Report

Recommendation

That Council, having considered Item 13.1.1 – Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter, at its Wednesday, 27 January 2021 meeting, receives and notes the report.

Reasons for the decision

To address legislative and other barriers to economic development within the Region whilst progressing the triple bottom line (Economic, Environmental and Social Outcomes).

Detailed Report

Purpose

The purpose of this report is to provide a progress update on the development of a suitable model, namely the potential establishment of a joint regional subsidiary between Light Regional Council (LRC) and Adelaide Plains Council (APC), for the purposes of progressing a suitable governance structure for legislative reform and to facilitate the establishment of an Economic Zone.

Background

LRC and APC have been working together since early 2020 on the development of a regional subsidiary concept whose objects and purposes would include:-

- Identifying key infrastructure requirements in the Region to underpin and grow the economy
- Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
- Promoting the Region as an important and emerging economic area for the State
- Identifying inadequacies and barriers to economic development
- Advocating for legislative reform to support the growth of the Region's economy

On Tuesday, 17 August 2020, both councils were provided with a briefing at a joint council workshop via electronic means ahead of LRC considering a comprehensive decision report at its Tuesday, 22 September 2020 Ordinary Meeting at which, the following resolution was passed:

"That the Council:

- 1. Receive the Presentation titled "Economic Zone" which was previously discussed at a joint workshop between the Adelaide Plains Council and the Light Regional Council on 17 August 2020;*
- 2. With the agreement of the Adelaide Plains Council, seek to undertake a process to establish a joint regional subsidiary in accordance with the provisions of the Local Government Act 1999 for the purpose of progressing the establishment of legislative reform including the establishment of an economic zone for the region."*

APC, at its Monday, 28 September 2020 meeting, formally adopted the below resolution for the purpose of progressing an appropriate model for legislative reform and to facilitate the establishment of an Economic Zone, or similar:-

“that Council, having considered Item 14.1 – Prosperity on the Plains: Economic Zone Indenture, dated 28 September 2020, receives and notes the report and in doing so:

1. *Notes the significant potential on the Adelaide Plains as a globally competitive food production area, complemented with unprecedented population growth as well as education, commercial, retail and tourism-related interest and opportunity.*
2. *Acknowledges the significant body of work undertaken to date in advancing an Economic Zone model, or similar, intended to stimulate the economy through investment and infrastructure stimulus, ameliorate current legislative constraints, activate employment growth and innovation, premised on a governance structure to underpin the Economic Zone model.*
3. *In consideration of 1 and 2 above, acknowledges that local government must play an active role in the economic recovery space post the COVID-19 Public Health Emergency.*
4. *Instructs the Chief Executive Officer to investigate the merits of establishing a joint regional subsidiary with Light Regional Council under Section 43 of the Local Government Act 1999 for the purposes of progressing a governance model for legislative reform and so as to facilitate the establishment of an Economic Zone, or similar.”*

History

Monday, 17 August 2020	Joint LRC and APC Workshop
Tuesday, 22 September 2020	7.2.2. Presentation by CEO Economic Recovery Strategy
Tuesday, 22 September 2020	13.1.1 Economic Zone Regional Indenture
Monday, 28 September 2020	APC - Item 14.1 – Prosperity on the Plains: Economic Zone Indenture

Discussion/Analysis

A significant body of work has been undertaken since the above resolution was adopted with both council CEOs jointly instructing Norman Waterhouse Lawyers to prepare a draft Subsidiary Charter for the consideration of LRC and APC Elected Members. Also assisting in the formulation of the draft Charter was LRC's Governance Advisory Panel member, Mr Ted Byrt.

While the draft Charter still requires a degree of review and refinement, it is now largely in a position to be further workshopped by the respective councils on a suitable date to be confirmed, in early to mid February 2021 at a second joint workshop.

Conclusion

At that workshop, the CEOs intend to:-

- provide an overview of progress made to date on the development of a joint subsidiary
- outline the key elements that make up the draft Subsidiary Charter
- outline items of business likely to be considered by a Board, if and when established
- Board Membership interest shown by highly respected practicing professionals
- next steps and Q&A

As per the Light Regional Council and Adelaide Plains Council resolutions of September 2020, this initiative is intended to stimulate the economy through investment and infrastructure delivery, improve current legislative constraints and activate employment growth and innovation. Both council CEOs look forward to further progressing this governance model in early to mid-February 2021 ahead of formal reports being presented thereafter for Members' consideration.

References

Legislation

Local Government Act 1999

Council Policies

Economic Development - Precincts Policy

Strategic Plan

Goal 3.0 – Industry, Innovation & Infrastructure

13. **POLICY REPORTS FOR DECISION**

Policy Reports for Decision encompass items which define matters of Council strategy, operational policy, monitoring and supervision.

13.1 **CHIEF EXECUTIVE OFFICER**

13.1.1 **Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter**

Author: James Miller (Chief Executive Officer – APC)
and Terry Savage Executive Assistant

Report Presenter: Brian Carr, Chief Executive Officer

Moved Cr Close

Seconded Cr Mitchell

That Council, having considered Item 13.1.1 – Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter, at its Wednesday, 27 January 2021 meeting, receives and notes the report.

CARRIED

13.2 **GENERAL MANAGERS, BUSINESS & FINANCE, & GOVERNANCE**

NIL

13.3 **GENERAL MANAGER, STRATEGY & DEVELOPMENT**

13.3.1 **Developer Engagement Statement of Business Ethics Policy**

Folder ID: 24013

Author: Craig Doyle, General Manager – Strategy & Development

Report Presenter: Craig Doyle, General Manager – Strategy & Development

Moved Cr Reichstein

Seconded Cr Rohrlach

That Council adopts the revised *Developer Engagement Statement of Business Ethics Policy* as follows:

Developer Engagement Statement of Business Ethics Policy

Reference Number:

Section TBA No. TBA

Responsible Department:

Governance

Related Policy/Procedure:

2.2 Code of Conduct for Council
Members

2.4 Code of Conduct for Council
Employees

4.3 Separate Rate Policy

4.14 Public Private Partnerships Policy

6.15 Fraud & Corruption Prevention
Policy

13. **POLICY REPORTS FOR DECISION**

Policy Reports for Decision encompass items which define matters of Council strategy, operational policy, monitoring and supervision.

13.1 **CHIEF EXECUTIVE OFFICER**

13.1.1 **Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter**

Author: James Miller (Chief Executive Officer – APC) and Terry Savage Executive Assistant

Appendix **13.1A** **Light and Adelaide Plains Region Economic Development Authority - Regional Subsidiary - Charter - Draft - December 2020**

Report Presenter: Brian Carr, Chief Executive Officer

Executive Summary

Throughout 2020, Light Regional Council (LRC) and Adelaide Plains Council (APC) have been working together to develop a strategy geared to stimulate the local and regional economies through:-

- investment and infrastructure stimulus
- seeking improvement to current legislative constraints
- activating employment growth and innovation
- establishing a governance structure to underpin delivery

Numerous reports have been presented to the respective Chambers over this period together with a joint Informal Gathering on 17 August 2020.

LRC on Tuesday, 22 September 2020, adopted a resolution to:

"...undertake a process to establish a joint regional subsidiary."

Similarly, APC at its meeting on Monday, 28 September 2020 resolved to:

"...investigate the merits of establishing a joint regional subsidiary with the Light Regional Council under Section 43 of the Local Government Act 1999 for the purposes of progressing a governance model..."

In consideration of the above, Council CEOs duly engaged the services of Norman Waterhouse Lawyers who were instructed to prepare a draft Subsidiary Charter for review. A copy of the draft Charter is provided as **Appendix 13.1A** to this report.

The draft Charter has been heavily workshopped internally by both Council CEOs and their respective governance and planning staff, with oversight and guidance provided by experienced lawyer, Mr Ted Byrt.

Key elements that make up the draft Charter include:-

- Objects and Purposes of the Authority
- Functions and Powers
- Borrowings and Expenditure
- Board of Management
- Membership of the Board

- Proceedings of the Board
- Executive Officer and Appointment of Other Staff
- Financials
- Disputes

The draft Subsidiary Charter was presented to a meeting of the respective council Mayors and Deputy Mayors on Monday, 8 February 2021 and is now at a point that it is ready for adoption.

The establishment of a Regional Subsidiary of this nature is to drive economic activity, investment and growth across LRC and APC, as well as seeking to unlock obstacles and legislative barriers that currently curtail the growth agendas of the two councils and State Government.

Budget Impact

Estimated Cost:

\$TBA)

Future ongoing operating costs:

\$TBA) Next Report

Recommendation

That Council, receives and notes the report presented to the Tuesday, 23 February 2021 meeting at Item 13.1.1 – Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter.

That Council, having considered Item 13.1.1 – Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter dated Tuesday, 23 February 2021:

1. acknowledges the significant opportunities that prevail for both Light Regional Council and Adelaide Plains Council in establishing an Economic Development Authority [Regional Subsidiary] across the two councils, whose objects and purpose would include:-
 - Identifying key infrastructure requirements in the Region to underpin and grow the economy
 - Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
 - Promoting the Region as an important and emerging economic area for the State
 - Identifying inadequacies and barriers to economic development
 - Advocating for legislative reform to support the growth of the Region's economy."
2. endorses the Light & Adelaide Plains Region Economic Development Authority - Regional Subsidiary Charter (subject to any minor editing, formatting or structural amendments deemed necessary) and instructs the Chief Executive Officer to formally apply for approval of the relevant Minister for the establishment of the Light and Adelaide Plains Economic Development Authority – Regional Subsidiary and endorsement of the proposed Charter"
3. acknowledges the level of preliminary engagement by both Council Chief Executive Officers to secure the services of experienced and qualified practitioners for the membership on the inaugural Board that possess skills and experience in the following areas:-
 - Infrastructure
 - Finance
 - Corporate Governance
 - Engineering
 - Town Planning
 - Risk Management
 - Economics

Further, that in accordance with clause 3.3.1 of the Charter, Council notes that the selection panel "...is to be comprised of the Mayors and Chief Executive Officers of the Constituent Councils."

4. acknowledges that upon receiving Ministerial approval to establish a regional subsidiary between Light Regional Council and the Adelaide Plains Council, that a joint forum will be convened with elected members of both councils, with invitations being extended to suitably qualified practitioners referred to in Recommendation 3 above.

Reasons for the decision

To address legislative and other barriers to economic development within the Region whilst progressing the triple bottom line (Economic, Environmental and Social Outcomes).

BUDGET IMPACT

Further analysis on budget impact will feed into the 2021/2022 Annual Business Plan and Budget although it is expected that both LRC and APC will need to allocate no less than \$20,000 for the inaugural start-up to account for sitting fees and other sundry expenses/consultancies that may arise.

Detailed Report

Purpose

Schedule 2 of the Local Government Act requires Councils proposing to establish a regional subsidiary to apply to the Minister for approval to establish a subsidiary. The recommendation seeks Council's endorsement to establish a Light & Adelaide Plains Economic Development Authority [Regional Subsidiary] and to apply to the Minister for approval.

Background

LRC and APC have been working together since early 2020 on the development of a regional subsidiary concept whose objects and purposes would include:

- Identifying key infrastructure requirements in the Region to underpin and grow the economy
- Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
- Promoting the Region as an important and emerging economic area for the State
- Identifying inadequacies and barriers to economic development
- Advocating for legislative reform to support the growth of the Region's economy

Having first tabled the notion of establishing ties with APC at the Tuesday, 26 November 2019 meeting of Council, significant progress has been achieved on the development of a suitable model.

On 17 August 2020, both councils were provided with a briefing at a joint council workshop ahead of LRC considering a comprehensive decision report at its Tuesday, 22 September 2020 Ordinary meeting. At this meeting, Council resolved:

"To seek to undertake a process to establish a joint regional subsidiary in accordance with the provisions of the Local Government Act 1999 for the purpose of progressing the establishment of legislative reform including the establishment of an economic zone for the region."

At its 28 September 2020 meeting APC formally adopted a resolution to:

1. *Notes the significant potential on the Adelaide Plains as a globally competitive food production area, complemented with unprecedented population growth as well as education, commercial, retail and tourism-related interest and opportunity.*
2. *Acknowledges the significant body of work undertaken to date in advancing an Economic Zone model, or similar, intended to stimulate the economy through investment and infrastructure stimulus, ameliorate current legislative constraints, activate employment growth and innovation, premised on a governance structure to underpin the Economic Zone model.*

3. *In consideration of 1 and 2 above, acknowledges that local government must play an active role in the economic recovery space post the COVID-19 Public Health Emergency.*
4. *Instructs the Chief Executive Officer to investigate the merits of establishing a joint regional subsidiary with Light Regional Council under Section 43 of the Local Government Act 1999 for the purposes of progressing a governance model for legislative reform and so as to facilitate the establishment of an Economic Zone, or similar."*

Accordingly, council CEOs duly instructed Norman Waterhouse Lawyers to prepare a draft Subsidiary Charter for review. This document has been comprehensively workshopped internally and with the assistance of Mr Ted Byrt, a Member of Council's Governance Advisory Panel, experienced lawyer and former Chair of the Development Assessment Commission. In addition, a meeting of council Mayors, Deputy Mayors and CEOs took place on Monday, 8 February 2020 where the concept was further discussed and the initiative critiqued for refinement.

History

Tuesday, 26 November 2019	7.2.1 Presentation Regional Vision
Tuesday, 26 November 2019	14.4.1 Regional Vision – Motion without Notice
Tuesday, 10 December 2019	7.2.1 Presentation Regional Vision
Tuesday, 25 February 2020	7.2.1 Presentation – Regional Vision into a Regional Deal
Tuesday, 24 March 2020	13.1.2 Regional Vision (Draft) – 'Update' (and presentation)
Tuesday, 6 April 2020	APC – 4.3 Regional Vision: Barossa and Hinterland
Monday, 17 August 2020	Joint LRC and APC Workshop
Tuesday, 22 September 2020	7.2.2. Presentation by CEO Economic Recovery Strategy
Tuesday, 22 September 2020	13.1.1 Economic Zone Regional Indenture
Monday, 28 September 2020	APC - Item 14.1 – Prosperity on the Plains: Economic Zone Indenture
Wednesday, 27 January 2021	13.1.1 Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter

Discussion/Analysis

The draft Subsidiary Charter is presented for the consideration of council.

For Elected Members' information, the CEO will be providing a presentation to the Council.

The below slide sets out (in brief) Light's Stimulus Program and Growth Projects and demonstrates, from LRC perspective, that growth Councils require more structure and assistance to deliver supporting Regional Infrastructure.

2021 → Pathways

Traditional LG 2021-2024	Light Stimulus Program (COVID) 200+ Jobs	Growth Projects	Regional Game Changers
4 Year Budget:- \$102m Operations \$17m Asset Renewal	\$34.3m (Package) • Anlaby • Cycle Trail • Supporting Infrastructure <ul style="list-style-type: none"> ○ Drovers Way ○ Tourist and Freight Routes ○ Community and Recreation 	• RTE (4,000 residential lots and commercial precinct) • Drovers Way featuring: <ul style="list-style-type: none"> ○ Kidman ○ Dutton ○ Seppelts • 5 Shillings • Oldham St • Freeling <ul style="list-style-type: none"> ○ Supermarket ○ Future Lots 	• RDA (B, G, APC and LRC) • Regional Economic Development Authority (APC and LRC) <ul style="list-style-type: none"> ○ Positioning Strategic Projects ○ Legislative Reform ○ LRC's focus:- <ul style="list-style-type: none"> - Water - Tourism <ul style="list-style-type: none"> ▪ Equine ▪ Golf ▪ Agriculture - Future Growth

From an APC perspective, their Council has a number of strategic investment and infrastructure priorities across key themes of stormwater management, transport, tourism and education, as well as business investment and attraction, totalling close to \$200 million.

Conclusion

The establishment of a regional subsidiary of this nature will drive economic activity, investment and growth across LRC and APC, as well as unlock obstacles and legislative barriers that currently curtail the growth agendas of the two councils and State Government. In consideration of the above, the CEO strongly commends this initiative, together with the associated recommendations, to the Council for adoption.

References

Legislation

Local Government Act 1999

Statutes Amendment (Local Government Review) Bill 2020

Council Policies

Economic Development - Precincts Policy

Strategic Plan

Goal 3.0 – Industry, Innovation & Infrastructure

13. POLICY REPORTS FOR DECISION

13.1 CHIEF EXECUTIVE OFFICER

13.1.1 **Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter**

Author: James Miller (Chief Executive Officer – APC) and Terry Savage Executive Assistant

Moved Cr Grain
Seconded Cr Lewis

That Council, receives and notes the report presented to the Tuesday, 23 February 2021 meeting at Item 13.1.1 – Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter.

That Council, having considered Item 13.1.1 – Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter dated Tuesday, 23 February 2021:

1. acknowledges the significant opportunities that prevail for both Light Regional Council and Adelaide Plains Council in establishing an Economic Development Authority [Regional Subsidiary] across the two councils, whose objects and purpose would include:-
 - Identifying key infrastructure requirements in the Region to underpin and grow the economy
 - Promoting and facilitating the delivery of key infrastructure in the Region through public and private sector investment
 - Promoting the Region as an important and emerging economic area for the State
 - Identifying inadequacies and barriers to economic development
 - Advocating for legislative reform to support the growth of the Region's economy."
2. endorses the Light & Adelaide Plains Region Economic Development Authority - Regional Subsidiary Charter (subject to any minor editing, formatting or structural amendments deemed necessary) and instructs the Chief Executive Officer to formally apply for approval of the relevant Minister for the establishment of the Light and Adelaide Plains Economic Development Authority – Regional Subsidiary and endorsement of the proposed Charter"
3. acknowledges the level of preliminary engagement by both Council Chief Executive Officers to secure the services of experienced and qualified practitioners for the membership on the inaugural Board that possess skills and experience in the following areas:-
 - Infrastructure
 - Finance
 - Corporate Governance
 - Engineering
 - Town Planning
 - Risk Management
 - Economics

Further, that in accordance with clause 3.3.1 of the Charter, Council notes that the selection panel "...is to be comprised of the Mayors and Chief Executive Officers of the Constituent Councils."

4. acknowledges that upon receiving Ministerial approval to establish a regional subsidiary between Light Regional Council and the Adelaide Plains Council, that a joint forum will be convened with elected members of both councils, with invitations being extended to suitably qualified practitioners referred to in Recommendation 3 above.

CARRIED

Moved Cr Mitchell
Seconded Cr Reichstein
That the meeting be adjourned for Dinner at 7.16pm

CARRIED

The meeting was reconvened at 7:56pm

13.2 GENERAL MANAGERS, BUSINESS & FINANCE, & GOVERNANCE

13.2.1 Elector Representation Review

Folder ID: 1819

Author: Richard Michael – General Manager, Governance

Moved Cr Mitchell
Seconded Cr Zeller

1. That Council for the purposes of finalising the preparation of an Elector Representation Options Paper note the proposed variation of the part 2.C of its 16 February 2021 resolution from presenting an adjusted form of Option 4 of the PowerPoint Presentation "Elector Representation Review" dated 16 February 2021, to the Option 6(a) noted in this report titled "Elector Representation Review" presented at the 23 February 2021 ordinary meeting of Council.
2. That the Council having received a copy of the paper titled "Elector Representation Review – Representation Options Paper" (denoted as Appendix 13.2B to report item number 13.2.1 of 23 February 2021) prepared on its behalf by CL Rowe and Associates, resolves to commence public consultation on the options discussed therein by placing advertisements within newspapers and the South Australian Government Gazette, by providing articles and or document links on its Website and Facebook pages, and by placing copies of the Options Paper at its offices and libraries for public review; such consultation to commence from Wednesday, 3 March 2021 and to conclude at the close of business on Friday, 23 April 2021.

CARRIED

13. POLICY REPORTS FOR DECISION

13.1 CHIEF EXECUTIVE OFFICER

13.1.1 Light and Adelaide Plains Economic Development Authority – Regional Subsidiary Charter

Author: James Miller (Chief Executive Officer – APC) and Terry Savage Executive Assistant

Moved Cr Grain
Seconded Cr Lewis

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CARRIED

Moved Cr Mitchell
Seconded Cr Reichstein
That the meeting be adjourned for Dinner at 7.16pm

CARRIED

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Author: Richard Michael – General Manager, Governance

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1. That Council for the purposes of finalising the preparation of an Elector Representation Options Paper note the proposed variation of the part 2.C of its 16 February 2021 resolution from presenting an adjusted form of Option 4 of the PowerPoint Presentation "Elector Representation Review" dated 16 February 2021, to the Option 6(a) noted in this report titled "Elector Representation Review" presented at the 23 February 2021 ordinary meeting of Council.
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CARRIED