

**MINUTES OF THE SPECIAL GENERAL COUNCIL MEETING
HELD AT THE ADMINISTRATION CENTRE
COUNCIL CHAMBER
245 STURT ROAD, STURT
ON TUESDAY 15 AUGUST 2017**



PRESENT

His Worship the Mayor Kris Hanna

Councillors

Coastal Ward

Tim Gard

Southern Hills

Nick Westwood

Warriparinga Ward

Luke Hutchinson
Raelene Telfer

Mullawirra Ward

Jason Veliskou

Warracowie Ward

Nathan Prior
Bruce Hull

Woodlands Ward

Tim Pfeiffer

In Attendance

Mr Adrian Skull
Ms Kate McKenzie
Ms Abby Dickson
Mr Tony Lines
Mr Vincent Mifsud

Chief Executive Officer
Manager Corporate Governance
General Manager, City Development
General Manager, City Services
General Manager, Corporate Services

OPEN MEETING

The meeting commenced at 8.07pm.

KAURNA ACKNOWLEDGEMENT

We would like to begin by acknowledging the Kaurna people, the traditional custodians of this land and pay our respects to their elders past and present.

ELECTED MEMBER'S DECLARATION OF INTEREST

The Chair asked if any Member wished to disclose an interest in relation to any item being considered at the meeting.

It was noted that all Elected Members may be impacted by the Housing Diversity Development Plan Amendment due to property ownership within the City of Marion. It was noted that the Local Government Act provides “a member of a council will not be taken to have a material conflict of interest in a matter to be discussed at a meeting of the council if the relevant benefit or loss would be enjoyed or suffered in common with all or a substantial proportion of the ratepayers, electors or residents of the council area.”

No conflicts of interest were noted.

**8.09pm Housing Diversity Development Assessment Plan
Report Reference: SGC150817R01**

Moved Councillor Veliskou, Seconded Councillor Prior, that formal proceedings be suspended to allow for further discussion on the Housing Diversity DPA.

Carried Unanimously

8.44pm Formal meeting proceedings suspended.

8.50pm Councillor Pfeiffer declared a conflict of interest due to owning property within the proposed corridor/node zones and left the meeting and did not return.

9.33pm Formal meeting proceedings resumed.

EXTENTION OF TIME

Moved Councillor Veliskou, Seconded Councillor Westwood that the meeting be extended to the conclusion of this item.

Carried Unanimously

Moved Councillor Prior, Seconded Councillor Hull that Council:

1. Notes the resolution passed on the 25 July 2017 Council meeting in regards to expanding the Marion Plains Policy Area 13 to replace parts of the Medium Density Policy Area 12 and Regeneration Policy Area 16, within the Housing Diversity Development Plan Amendment.
2. Adopts the Urban Planning Committee recommendations outlined in Appendix 1 of the minutes (as to minimum site areas (m2) and minimum frontage widths) in particular the proposed Southern Hills Policy Area 11.
3. Approves funding of up to \$60,000 to enable community consultation and consultant support for the Housing Diversity Development Plan Amendment. This funding to be provided from identified 2016/17 savings in the year end statutory accounting process

Leave of the meeting was sought and granted from the mover and seconder to withdraw items 2 and 3 from the motion.

PROCEDURAL MOTION

Moved Councillor Veliskou, Seconded Councillor Westwood that each motion be voted separately.

Carried

Moved Councillor Prior, Seconded Councillor Hull that Council:

Notes the resolution passed on the 25 July 2017 Council meeting in regards to expanding the Marion Plains Policy Area 13 to replace parts of the Medium Density Policy Area 12 and Regeneration Policy Area 16, within the Housing Diversity Development Plan Amendment

Carried

Councillor Hutchinson called for a division:

Those for: Councillors Prior, Hull, Westwood, Veliskou

Those against: Councillors Telfer, Hutchinson and Gard

The motion was Carried

Moved Councillor Telfer, Seconded Councillor Hull that:

The following resolution be deferred until the 22 August General Council Meeting to provide adequate time for all information/material to be provide to Council.

‘That Council adopts the Urban Planning Committee recommendations outlined in Appendix 1 of the minutes (as to minimum site areas (m2) and minimum frontage widths) in particular the proposed Southern Hills Policy Area 11.’

Carried

Councillor Westwood called for a division:

Those for: Councillors Telfer, Hutchinson, Prior, Hull, Veliskou, Gard

Those against: Councillor Westwood

The motion was Carried

Moved Councillor Veliskou, Seconded Councillor Prior

That Council approves funding of up to \$60,000 to enable community consultation and consultant support for the Housing Diversity Development Plan Amendment. This funding to be provided from identified 2016/17 savings in the year end statutory accounting process.

Carried

CLOSURE - Meeting Declared Closed at 10.05 pm

CONFIRMED THIS 22 AUGUST 2017

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CHAIRPERSON

/ /

Minimum Site Areas (m²)

Residential Zone Policy Areas	Detached				Semi-detached				Row				Group				Residential Flat Building					
	Existing		Proposed		Existing		Proposed		Existing		Proposed		Existing		Proposed		Existing		Proposed			
Cement Hill 10 <i>(new Southern Hills 11)</i>	420		<1-in-8 350	>1-in-8 400	<i>Not envisaged</i>				<1-in-8 300	>1-in-8 350	<i>Not envisaged</i>				<1-in-8 300	>1-in-8 400	<i>Not envisaged</i>					
Hills 11 <i>(new Southern Hills 11)</i>	<1-in-10 700	<1-in-8 350	>1-in-8 400	<i>Not envisaged</i>				<1-in-8 300	>1-in-8 350	<i>Not envisaged</i>				<1-in-10 700	<1-in-8 300	>1-in-8 400	<i>Not envisaged</i>					
	1-in-10 to 1-in-5 900	>1-in-8 400		<i>Not envisaged</i>				>1-in-8 400		<i>Not envisaged</i>				1-in-10 to 1-in-5 900	>1-in-8 400		<i>Not envisaged</i>					
	>1-in-5 1100			<i>Not envisaged</i>						<i>Not envisaged</i>				>1-in-5 1100			<i>Not envisaged</i>					
Medium Density 12 <i>(policy area reduced)</i>	300		300		270		270		210		210		250		250		250		250			
Northern 13 <i>(new Marion Plains 13 - policy area expanded)</i>	375		350		320		350		250		300		300		350		300		350			
Oaklands Park 14	420		420		350		350		325		325		450		450		240-325		240-325			
Racecourse 15	560		560		<i>Not envisaged</i>				<i>Not envisaged</i>				<i>Not envisaged</i>									
Regeneration 16 <i>(policy area reduced)</i>	250		250		220		220		170		170		200-250		200-250		150-250		150-250			
Residential Character 17 <i>(policy area increased)</i>	420		420		420		350 <i>(only permitted in Glengowrie, Glandore and South Plympton subject to design criteria)</i>				<i>Not envisaged</i>				<i>Not envisaged</i>							
Southern 18 <i>(new Southern Hills 11)</i>	420		<1-in-8 350	>1-in-8 400	350				<1-in-8 300	>1-in-8 350	280				300		<1-in-8 300	>1-in-8 400	250-300		<1-in-8 300	>1-in-8 400
	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<1-in-20 300	<i>Not envisaged</i>				<i>Not envisaged</i>					
Worthing Mine 20	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	1-in-20 to 1-in-10 330	<i>Not envisaged</i>				<i>Not envisaged</i>						
	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	1-in-10 to 1-in-8 450	<i>Not envisaged</i>				<i>Not envisaged</i>						
	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	>1-in-8 540	<i>Not envisaged</i>				<i>Not envisaged</i>						

