



STATE  
COMMISSION  
ASSESSMENT  
PANEL

A COMMITTEE OF THE STATE PLANNING COMMISSION

# A Guide to the State Commission Assessment Panel (SCAP)

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Government of  
South Australia



The State Commission Assessment Panel (SCAP) independently assesses and determines certain development applications in South Australia, as delegated by the State Planning Commission under SA's *Planning, Development and Infrastructure Act 2016*.

## Who is the SCAP?

The SCAP comprises 7 members who are appointed by the State Planning Commission (SPC); they have collective experience and qualifications across strategic planning and development, local government, urban and landscape design, building safety and construction, heritage, law and environmental management and sustainability.

## What is its role?

The SCAP's responsibilities are to:

- Assess and determine development applications against the policies in the Planning and Design Code and where the SPC is the relevant authority
- Assess and report on Crown (or Government) development and public infrastructure applications to the Minister for Planning
- Act as the lodgment authority for all land division applications
- Provide advice and updates to the SPC on planning matters



Bridgeport Hotel, Murray Bridge. Reproduced with permission from EDP Hotels.



## APPOINTED MEMBERS

### WHAT DEVELOPMENTS DOES SCAP ASSESS?

In the City of Adelaide when valued above \$10 million

In the City of Port Adelaide Enfield when valued above \$3 million

In the inner Metropolitan Area and when exceeding 4 storeys

Restricted categories of development (e.g. complex, of unusual scale or form) or performance-assessed category and a representor or Council wants to be heard by the SCAP

When the Minister asks the State Planning Commission to act as the relevant authority

### EXTRA AREAS OF RESPONSIBILITY

The SCAP assess and determines applications lodged under the *Planning, Development & Infrastructure Act 2016*.

New landfill facilities, railway infrastructure, commercial forestry and others having significant regional impact

Certain types of development in key areas, such as Hills Face Zone, River Murray Flood Zone, Adelaide Park Lands and Bowden Urban Village

All Crown developments

Council and public infrastructure projects

The SCAP also assesses all applications for Crown development and public infrastructure development (under Acts) and provides advice to the Minister for Planning, who makes the final decision.





## Attending the SCAP meetings

The SCAP meets twice a month to hear presentations on development assessment applications. Members of the public are welcome to register their attendance prior to the meeting and attend as interested observers.

Only applicants and valid representors who have indicated, prior to the meeting, a wish to be heard on an application, will be able to speak to the panel members at this time.

The SCAP generally meets in Adelaide every second and fourth Wednesday of each month. The agenda for upcoming meetings can be found on the SCAP website in the week prior to the meeting and minutes are made available online after each meeting.

The meetings are currently held in the Inparri Kuu Seminar Room, Level 9, 83 Pirie Street, Adelaide.

## Contact Details

For more information on SCAP meetings, decisions and procedures:

**Phone:** 1800 752 664

**Email:** [scapadmin@sa.gov.au](mailto:scapadmin@sa.gov.au)

**Visit:** Level 10, 83 Pirie Street, Adelaide SA 5000

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