



Agenda Report for Noting

Meeting Date: 7 September 2023

Item Name	Land Supply Dashboard
Presenters	Chris Rudd / Grant Croft
Purpose of Report	Noting
Item Number	5.4
Strategic Plan Reference	2. Enhancing our Planning System
Work Plan Reference	2.4 Monitor and report on data and trends (population and lane use impacts)
Confidentiality	Not Confidential (Release Delayed) – to be released following final verification of land division data (late September 2023).
Related Decisions	None

Recommendation

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

1. Approve the designation of this item as Not Confidential (Release Delayed) – to be released following final verification of land division data (late September 2023).
2. Note the purpose and contents of the Land Supply Dashboard.

Background

- One of the Premier's key election commitments was to deliver improved methods for monitoring and communicating urban development patterns and activity across South Australia.
- The Land Supply Dashboard project was announced by the Premier on 28th February 2023, as part of the Better Housing Future plan. This plan includes a commitment to fast-track the release of residential land, aiming to deliver at least 23,700 additional homes in South Australia.
- Development of a Land Supply Dashboard was also identified as a crucial tool by the Urban Development Institute of Australia (UDIA) and was called for as part of their 'grow.reform.build' 2022 election priorities for the incoming government.

- The Land Supply Dashboard has been developed over the past 4 months and aims to provide timely and transparent data on urban land supply and development activity through an online platform. It also aims to achieve a shared understanding of community, consumer, and industry needs, ultimately leading to improved housing supply and affordability over time.

Discussion

- Phase 1 of the Land Supply Dashboard focuses on Greenfield land supply and development activity in the Greater Adelaide Planning Region.
- The Land Supply Dashboard will provide a comprehensive overview of urban development patterns, land availability, and housing completions for greenfield estates. It will enable effective monitoring and communication of key data which in turn will facilitate better informed decision-making and planning.
- The dashboard uses both existing broadhectare land supply spatial data, as well as the latest land division and development application data from the PlanSA system.
- In early August, the Land Supply Dashboard was demonstrated to the Minister for Planning and well received. It was also demonstrated to a range of industry stakeholders who provided support for the tool. Feedback for refinement and improvement was also provided and included:
 - A query about the definition of 'Development Ready' land supply. This has been addressed to ensure land counted in this category is ready for development now (i.e. titles issued, houses approved or able to be approved).
 - A request to include additional spatial layers representing infrastructure services to the key development areas. The tool will be made available to HIPDU to enable them to include infrastructure information as they gather it.
- Public release of the dashboard is subject to final verification and checking of both land division spatial data, and other PlanSA data – this is expected to be completed by late September.
- Phase 2 of the Land Supply Dashboard will focus on urban infill land supply and development activity. This is scheduled for release in November 2023.
- Phase 3 of the Land Supply Dashboard aims to expand geographic coverage to all regional towns in South Australia It will also incorporate more detailed development activity data as well as options for users to download data. This is currently scheduled for early 2024.

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Date: 29 August 2023
