

Workshop - Draft Light Square / Wauwi Master Plan

Strategic Alignment - Our Environment

Public

Tuesday, 2 April 2024

City Planning, Development and Business Affairs Committee

Program Contact:

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Approving Officer:

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EXECUTIVE SUMMARY

The purpose of this report is to present information and seek input on the design and planning principles to guide the development of the draft Wauwi/Light Square Master Plan (**Attachment A**).

The City of Adelaide is developing the Master Plan with the support of Oxigen Landscape Architects (Oxigen) with sub-consultants Yellaka - Karl Telfer providing Kaurna cultural inputs, and Wallbridge Gilbert Aztec (WGA) providing strategic transport planning inputs.

This report supports a workshop on the draft Wauwi/Light Square Master Plan.

RECOMMENDATION

The following recommendation will be presented to Council on 9 April 2024 for consideration

THAT THE CITY PLANNING, DEVELOPMENT AND BUSINESS AFFAIRS COMMITTEE RECOMMENDS TO COUNCIL

THAT COUNCIL

1. Receives the presentation on the draft Wauwi/Light Square Master Plan contained in Attachment A to Item 6.1 of the Agenda for City Planning, Development and Business Affairs Committee held on 2 April 2024.
 2. Notes the design and planning principles to guide the development of a draft Wauwi/Light Square Master Plan contained in Attachment A to Item 6.1 of the Agenda for City Planning, Development and Business Affairs Committee held on 2 April 2024.
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IMPLICATIONS AND FINANCIALS

City of Adelaide 2024-2028 Strategic Plan	Strategic Alignment – Our Environment The status, attributes and character of our green spaces and the Park Lands are protected and strengthened
Policy	The development of Master Plans for the Squares is identified as a Big Move – Places and Spaces in the Adelaide Park Lands Management Strategy 2015-2025.
Consultation	Targeted stakeholder and community consultation is occurring in two phases as part of the development of the Master Plan. The first phase of consultation has commenced and has informed the workshop content for consideration by the Committee.
Resource	The Master Plan will provide recommendations to guide future public realm investment according to community and Council priorities.
Risk / Legal / Legislative	Consideration for current electrical infrastructure upgrades, existing artwork and the ongoing programming of community events within the Square has informed the program and development of design and planning principles.
Opportunities	The draft Master Plan will provide a vision and framework to enhance Light Square and guide future investment. The draft Master Plan seeks to address a broad range of matters from Kaurna culture, history, art, culture, greening, events, activation and use by residents.
23/24 Budget Allocation	The 2023/24 annual business plan and budget includes an allocation of \$75,000 for the development of the draft Master Plan and \$15,000 to enable topographic survey works. Electrical infrastructure works are being delivered in 2023/24 via a \$400,000 capital budget allocation.
Proposed 24/25 Budget Allocation	A budget proposal of \$250,000 for the implementation of the master plan in 2024/25 has been submitted for consideration through the 2024/25 Annual Business Plan and Budget deliberations. The item that is the subject of this report is currently unfunded. Any required funding for this item is subject to, and needs to be considered in the context of, the prioritisation of projects, initiatives and service enhancements for the development of the 2024/25 budget, and within the parameters of the Long Term Financial Plan to ensure long-term financial sustainability.
Life of Project, Service, Initiative or (Expectancy of) Asset	The Master Plan outlook is for 5-10 years.
23/24 Budget Reconsideration (if applicable)	Not as a result of this report
Ongoing Costs (eg maintenance cost)	Depending on final recommendations within the Master Plan, costings for implementation and ongoing maintenance costings will be prepared.
Other Funding Sources	External funding sources may be pursued for implementation of the Master Plan. This may include from National and State Government, Capital City Committee, Planning and Development Fund and/or any future Adelaide Park Lands investment funds explored through the Adelaide Park Lands Management Strategy – Towards 2036.

DISCUSSION

Background

1. Council approved the development of a Master Plan for Light Square/Wauwi as part of the 2023/24 Annual Business Plan and Budget.
2. The development of Master Plans for the Squares is identified as a 'Big Move' within the Adelaide Park Lands Management Strategy 2015-2025 and follows the successful master planning and staged implementation of improvements in Victoria Square and Whitmore Square.
3. The purpose of this report is to present information to the City Planning, Development and Business Affairs Committee (the Committee) and seek input from the Committee on design and planning principles to guide the development of the draft Light Square / Wauwi Master Plan.
4. The City of Adelaide is developing the Master Plan with the support of Oxigen Landscape Architects with sub-consultants Yellaka - Karl Telfer providing Kurna cultural inputs, and WGA providing strategic transport planning inputs.
5. At its meeting on 27 February 2024, Council:
 - 5.1. Acknowledged the unique challenges in the western side of the city in meeting our strategic plan actions of delivering "neighbourhood revitalisation and improvements that make Adelaide well-designed, safe and unique." particularly considering the current number of high-rise apartments, the approved plans for future developments which involve a further increase of high rise and apartment living, and plans for a further substantial increase of population in the western side of the city.
 - 5.2. Recognised the current lack of community amenities, green space and tree cover in this area and the opportunity to develop a "bold and interesting community" in this part of our city, which is currently seeing significant development.
6. The progression of a Master Plan for Light Square is an opportunity to develop a bold new vision for the Square in collaboration with key West End stakeholders, businesses, and residents to deliver a well-designed, safe and unique space within the West End that supports current and future users.

Consultation

7. Targeted stakeholder and community consultation is occurring in two phases as part of the development of the draft Master Plan.
 - 7.1. Phase 1 consultation involves listening and exploring issues and opportunities for Light Square.
 - 7.2. Phase 2 engagement will provide review and feedback on the draft Master Plan. A register of stakeholders is provided ([Link 1](#)).
8. Phase 1 consultation has identified themes for consideration in preparing the draft Master Plan. A summary of consultation activities undertaken to date includes:
 - 8.1. A series of on-site workshops to meet with residents and key stakeholders in the Light Square and north-west precinct of the city.
 - 8.2. A workshop was held with AEDA to discuss economic drivers and precinct opportunities on 15 February 2024.
 - 8.3. A meeting was held with Common Ground (supportive housing solutions) to strategise resident engagement on 23 February 2024.
 - 8.4. A safety audit was undertaken with the City of Adelaide social planning team, SAPOL and researchers from the University of Melbourne at 3am on 2 March 2024.
 - 8.5. A workshop was held with staff from the Department for Infrastructure and Transport and Department for Trade and Investment (Office for Design and Architecture SA) to discuss walking and cycling connectivity and future open space funding pathways on 5 March 2024.
 - 8.6. A workshop was held with Festival City Adelaide on 6 March 2024.
 - 8.7. A workshop was held with the Adelaide West End Association (AWEA) committee on 7 March 2024.
 - 8.8. A workshop was held with ArtsSA on 13 March 2024.
 - 8.9. A workshop was held with The Art Gallery of South Australia on 15 March 2024.
 - 8.10. A combined Reconciliation Committee and KYAC Walk on Country was held on 22 March 2024.

- 8.11. A workshop with residents was held to complement Neighbour Day activities in Light Square on 26 March 2024.
- 8.12. A workshop with Kadaltilla / Adelaide Park Lands Authority (Kadaltilla) on 28 March 2024.
- 8.13. Six workshops have been held with City of Adelaide staff from across the organisation, including Maintenance, Arts and Culture, Planning, Transport, Sustainability, Social Planning, Access and Inclusion, Regulatory, Technical Services, Heritage, Policy, Horticulture, Reconciliation, Events, Safety, Sport and Recreation.

Emerging Themes

9. Phase 1 engagement has identified consistent themes for improvements to be considered during the development of the Master Plan, as follows:
 - 9.1. Theme 1 – Access, Connectivity and Edge Treatments
 - 9.2. Theme 2 – Open Space/s Hierarchy and Pedestrian Scale
 - 9.3. Theme 3 – Vitality, Life and Climate
 - 9.4. Theme 4 – Community, Culture and History
 - 9.5. Theme 5 – Events, Art, Play, Programming and Participation

Next Steps

10. Administration will capture feedback from Committee Members on the proposed design and planning principles to guide the development of the draft Light Square/Wauwi Master Plan.
11. Phase 2 community consultation on the draft Master Plan will be undertaken in accordance with the City of Adelaide's Community Consultation Policy.
12. The draft Master Plan is targeting presentation to Kadaltilla in June 2024 and the Committee in July 2024.
13. The final Master Plan including any changes resulting from community consultation is expected to be presented to the Committee by November 2024.

DATA AND SUPPORTING INFORMATION

Link 1 – Wauwi/Light Square Master Plan - Stakeholder Register

ATTACHMENTS

Attachment A – Presentation on design and planning principles for the draft Wauwi/Light Square Master Plan

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