

Draft Social Infrastructure (Assets) Policy for Public Consultation

Tuesday, 5 November 2024
City Planning, Development and Business Affairs Committee

Strategic Alignment - Our Community

Program Contact:
Sarah Gilmour, Associate Director Park Lands, Policy & Sustainability

Public

Approving Officer:
Ilia Houridis, Director City Shaping

EXECUTIVE SUMMARY

The purpose of this report is to seek endorsement of a draft Social Infrastructure (Assets) Policy (the draft Policy) (Attachment A), for the purposes of public consultation.

Development of the Policy is a strategic target in the City of Adelaide Strategic Plan 2024-2028:

“Develop a Social Infrastructure Policy by 2024 to support our current and emerging community needs”.

The endorsed City Plan - Adelaide 2036, was informed by a detailed social infrastructure assessment and identifies locations for social infrastructure based on factors such as population growth, accessibility, land availability, and integration with other land uses.

To support the City of Adelaide in delivering social infrastructure, the draft Policy focuses on the buildings and spaces that facilitate the delivery of social services by governments and other service providers (referred to as social infrastructure assets).

The draft Policy aims to guide the planning and development of social infrastructure assets to better serve community needs and population growth through the timely delivery of, and equitable access to, social infrastructure.

The draft Policy is proposed to be applied through a planning framework that includes:

- Direction setting through the City Plan - Adelaide 2036
- Investment planning through developing a Community Facilities Investment Plan (proposed Investment Plan) that will inform the Long-term Financial Plan (future stage of work)
- Service planning to ensure community needs are met, including marginalised and vulnerable population groups.

Pending Council decision on the draft Policy, public consultation will be undertaken in early 2025. The consultation will seek feedback on the draft Policy objectives and principles and stakeholders' priorities for social infrastructure asset planning and delivery.

Consultation feedback on the draft Policy will inform the development of a Community Facilities Investment Plan which will prioritise investment in the development, upgrade or consolidation of community facilities to meet current and future needs. The Community Facilities Investment Plan is a future stage of work and will be subject to a separate Council decision.

RECOMMENDATION

The following recommendation will be presented to Council on 12 November 2024 for consideration

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

THAT COUNCIL

1. Endorses the draft City of Adelaide Social Infrastructure (Assets) Policy as contained in Attachment A to Item 7.5 on the Agenda for the City Planning, Development and Business Affairs Committee held on 5 November 2024, for the purposes of public consultation.
 2. Endorses the draft City of Adelaide Social Infrastructure (Assets) Policy, Engagement Plan as contained in Attachment B to Item 7.5 on the Agenda for the City Planning, Development and Business Affairs Committee held on 5 November 2024.
 3. Authorises the Chief Executive Officer, or delegate, to make minor, typographical or syntactical updates to Attachment A and Attachment B as contained in Item 7.5, on the Agenda for the City Planning, Development and Business Affairs Committee on 5 November 2024 for the purposes of finalising the documents for public consultation.
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IMPLICATIONS AND FINANCIALS

City of Adelaide 2024-2028 Strategic Plan	Strategic Alignment – Our Community Develop a Social Infrastructure Policy by 2024 to support our current and emerging community needs
Policy	This report seeks endorsement to proceed to public consultation on a draft Social Infrastructure (Assets) Policy. The draft Policy is informed by a social infrastructure assessment, the City Plan – Adelaide 2036 and the Strategic Plan 2024-2028.
Consultation	Pending Council decision, consultation will be undertaken in accordance with the Community Consultation Policy.
Resource	Implementation of the Policy will be considered through the proposed Community Facilities Investment Plan (proposed Investment Plan). The proposed Investment Plan will prioritise investment in the development, upgrade or consolidation of community facilities to meet current and future needs. The Investment Plan is a future stage of work and will be subject to a separate Council decision. It will inform Council’s Long-term Financial Plan.
Risk / Legal / Legislative	Not as a result of this report
Opportunities	The development of a Social Infrastructure (Assets) Policy will clarify the role of Council, other levels of government, the community and private sector in the planning and development of social infrastructure for the City of Adelaide.
24/25 Budget Allocation	Not as a result of this report
Proposed 25/26 Budget Allocation	Implementation of the draft Policy and proposed Investment Plan would be subject to prioritisation through the Annual Business Plan and Budget processes.
Life of Project, Service, Initiative or (Expectancy of) Asset	The draft Social Infrastructure (Assets) Policy has a ten-year planning horizon. The proposed Investment Plan has a ten-year delivery focus from 2025-2035.
24/25 Budget Reconsideration (if applicable)	Not as a result of this report
Ongoing Costs (eg maintenance cost)	Not as a result of this report
Other Funding Sources	Not as a result of this report

DISCUSSION

Background

1. The purpose of this report is to seek endorsement of a draft Social Infrastructure (Assets) Policy (the draft Policy) (**Attachment A**), for the purpose of public consultation.
2. Development of the Policy is a strategic target in the City of Adelaide Strategic Plan 2024-2028 (Strategic Plan):
 - 2.1. *Develop a Social Infrastructure Policy by 2024 to support our current and emerging community needs.*
3. The endorsed City Plan - Adelaide 2036, was informed by a detailed social infrastructure assessment and identifies locations for social infrastructure based on factors such as population growth, accessibility, land availability, and integration with other land uses.
4. The City Plan defines social infrastructure broadly, based on definitions used in State Planning Policies and by Infrastructure Australia:
 - 4.1. *Social infrastructure is the interdependent mix of facilities, places, spaces, programs, projects, services and networks that maintain and improve the standard of living and quality of life in a community.*
5. The draft Policy focuses on the buildings and spaces that facilitate the delivery of social services by governments and other service providers (referred to as social infrastructure assets).
6. For the purposes of the draft Policy, Community Buildings in the Adelaide Park Lands are excluded as they are addressed through the Adelaide Park Lands Community Buildings (Sport and Recreation) Policy and Investment Plan.

Draft Social Infrastructure (Assets) Policy (Attachment A)

7. The draft Policy aims to guide the planning and development of social infrastructure assets to better serve community needs and population growth through the timely delivery of, and equitable access to, social infrastructure. The draft Policy:
 - 7.1. Acknowledges the role of social infrastructure in creating an equitable, inclusive and liveable city, as per the Strategic Plan.
 - 7.2. Defines social infrastructure and the Policy's role in planning for buildings and spaces. Service delivery is addressed in the application of the Policy through service planning.
 - 7.3. Sets out three Policy objectives:
 - 7.3.1. Place-based planning: Take a place-based approach to planning and developing social infrastructure assets at the neighbourhood and city-wide scale to address community needs now and for future generations.
 - 7.3.2. Equitable access: Ensure users' access to social infrastructure assets is convenient, easy, and affordable, recognising that marginalised and vulnerable populations benefit most from equitable access.
 - 7.3.3. Coordination and delivery: Enable shared investment, programming, and timely delivery of social infrastructure assets to strengthen their community value and support sustainable city growth.
 - 7.4. Includes four policy principles:
 - 7.4.1. Responsive: Responsive to current and future community need.
 - 7.4.2. Accessible: Well located and designed for access and social inclusion.
 - 7.4.3. Adaptable: Designed to be flexible and adaptable to changing needs.
 - 7.4.4. Sustainable: Sustainable delivery and operation of facilities.
 - 7.5. Outlines the City of Adelaide's roles in social infrastructure asset provision:
 - 7.5.1. Owner/Custodian/Direct Provider
 - 7.5.2. Leader
 - 7.5.3. Partner
 - 7.5.4. Facilitator

7.5.5. Advocate.

8. Application of the draft Policy is proposed to occur through a policy framework that includes:
 - 8.1. Place-based planning and assessment:
 - 8.1.1. The City Plan – Adelaide 2036 sets the long-term vision and strategic goals for the development and enhancement of social infrastructure, ensuring alignment with the city’s overall objectives for growth and community well-being.
 - 8.1.2. The City Plan digital tool (CoADE) will be used to determine suitable locations for social infrastructure facilities based on factors such as accessibility, land availability, and integration with other land uses.
 - 8.2. Community Facilities Investment Plan (proposed Investment Plan). The proposed Investment Plan is a future stage of work. It will:
 - 8.2.1. Prioritise investment in the development, upgrade or consolidation of community facilities to meet current and future needs.
 - 8.2.2. Include details on population and floorspace benchmarks and elaborate on design guidelines based on the agreed principles.
 - 8.2.3. Discuss funding and investment mechanisms such as government funding, developer contributions, public/private partnerships and social impact investment.
 - 8.2.4. Inform the City of Adelaide’s Long-term Financial Plan.
 - 8.3. Service Planning:
 - 8.3.1. Planning services to address community needs, recognising marginalised and vulnerable population groups benefit most from equitable access.
 - 8.3.2. Recognising that in a capital city context, the City of Adelaide provides services at a regional, district and local level.

Next Steps

9. Subject to Council decision on the draft Policy, public consultation will be undertaken in early 2025 to:
 - 9.1. Seek feedback on the draft Policy objectives and principles.
 - 9.2. Understand key stakeholders’ priorities for social infrastructure asset planning and delivery.
10. A high-level Engagement Plan is provided in Attachment B.
11. Consultation feedback on the draft Policy will inform the development of a Community Facilities Investment Plan as a future stage of work which will be subject to a separate Council decision.

ATTACHMENTS

Attachment A – Draft City of Adelaide Social Infrastructure (Assets) Policy

Attachment B – Draft City of Adelaide Social Infrastructure (Assets) Policy, High-Level Engagement Plan

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