

Six focus areas for the Local Planning Scheme No.6 Review

1. Climate Response and Sustainability

LPS6 can be an effective tool for the City to set development standards to help tackle climate change and ensure new development occurs in a sensitive, sustainable way.

Ideas being considered under this heading include mechanisms to protect more trees, incentivise people to build more sustainable houses, and the introduction of new, minimum 'green' standards for non-residential developments.

2. Residential Density

Both the City's Local Planning Strategy and Local Housing Strategy promote a residential infill model based on consolidating residential density around activity centres and along transport corridors. Promoting higher density housing in these areas encourages more sustainable transport, economic and social vibrancy, and a smaller environmental footprint per dwelling, compared to traditional suburban alternatives.

Melville is endeavouring to meet housing targets set for the City by the State Government, to accommodate population growth over the next decade and beyond. Accordingly, opportunities for suitable residential infill need to be considered as part of the LPS6 review. The City plans to investigate opportunities to offer a modest increase in residential density to people who, as part of their development, meet certain environmental or social outcomes. This could be a more sustainable house, building affordable housing or safeguarding a heritage property.

3. Land Uses and Zoning

Zoning is used in LPS6 to manage both land uses (e.g. office, shop, warehouse) and development form (e.g. heights and setbacks). Grouping compatible uses and separating others is necessary to make businesses sustainable, ensure public safety and to facilitate social cohesion.

Almost all land is assigned to a zone under LPS6, with each zone permitting certain land uses and development standards. Each zone also has defined objectives, which help guide the determination of applications for uses and development. The division of land into these zones, and the land uses permissible within each, requires regular review to determine whether the boundaries and uses continue to support the goals established in the Local Planning Strategy.

Reviewing LPS6 includes consideration of where the boundaries of each zone should be, whether the mix of acceptable land uses in each zone is working, and whether the development standards produce the expected quality of developments.

4. Community Growth

The LPS6 review offers the City a chance to do more to advocate and facilitate for disadvantaged and vulnerable members of the community. Concepts to be explored include providing, or working with other providers, to achieve certain housing outcomes (e.g. aged care, affordable housing, student accommodation), as well as access to critical services and employment.

Whilst not necessarily vulnerable or disadvantaged, people who create or promote art and culture can be at an economic disadvantage when it comes to finding spaces to establish and remain economically sustainable. The City seeks to be an organisation where art is cultivated, culture is celebrated, and through events and education, the community is engaged. Helping to do this includes giving these groups/individuals opportunities to find spaces to get established, and/or exhibit their art for the benefit of the broader community. It's possible that LPS6 could support such endeavours.

5. Place and Economic Development

Another focus area for the LPS6 review is to investigate aspects that could be incorporated into LPS6 that are designed to promote public space vibrancy and activation. This includes thinking about how people access public spaces, their level of comfort when navigating these spaces, and their level of engagement with such spaces. These sorts of provisions in LPS6 could help develop what is known as a 'place planning' or a 'place-led' approach.

Not unrelated to place planning is economic development. The City aspires to be a place that not only attracts a diverse range of businesses, but also allows these businesses to thrive. High-level concepts to promote economic development can potentially be incorporated into LPS6 to support small business, promote tourism and modernise our centres to attract further businesses and investment.

Specific concepts to be considered include:

1. Reviewing LPS6 aims and rewording/removing complicated or prescriptive content
2. Anticipating future business attraction and ensuring LPS6 is ready to account for these industries
3. Improving flexibility for small businesses (e.g. expanded home business opportunities)

6. Administrative Responses

Since LPS6 was gazetted in 2016, there have been changes to both the State Planning Framework and the City of Melville's strategic framework, which have implications for the currency of LPS6. For example, the State Government has been implementing reforms, including a suite of new state planning policies and amendment of the Planning and Development (Local Planning Scheme) Regulations 2015.

The City's own strategic framework has also advanced with the preparation of the

following plans: Public Spaces Strategy (2017), Urban Forest Strategic Plan (2017), Local Housing Strategy (2018), Local Heritage Survey (2019), and Strategic Community Plan (2020).

LPS6 must be amended to align with changes to the overarching State Planning Framework and emerging community needs identified in the City's broader strategic framework.