

Part 4. Local Government infrastructure plan

4.1. Preliminary

- (1) This local government infrastructure plan (LGIP) has been prepared in accordance with the requirements of the *Sustainable Planning Act 2009*.
- (2) The purpose of the local government infrastructure plan is to:
 - (a) integrate infrastructure planning with the land use planning identified in the planning scheme;
 - (b) provide transparency regarding a local government's intentions for the provision of trunk infrastructure;
 - (c) enable a local government to estimate the cost of infrastructure provision to assist its long term financial planning;
 - (d) ensure that trunk infrastructure is planned and provided in an efficient and orderly manner; and
 - (e) provide a basis for the imposition of conditions about infrastructure on development approvals.
- (3) The local government infrastructure plan:
 - (a) states in Section 4.2 (planning assumptions) the assumptions about future growth and urban development including the assumptions of demand for each trunk infrastructure network;
 - (b) identifies in Section 4.3 (priority infrastructure area) the prioritised area to accommodate urban growth up to 2031;
 - (c) states in Section 4.4 (desired standards of service) for each trunk infrastructure network the desired standard of performance;
 - (d) identifies in Sections 4.5 (plans for trunk infrastructure) the existing and future trunk infrastructure for the following networks:
 - (i) water supply;
 - (ii) sewerage;
 - (iii) stormwater;
 - (iv) transport;
 - (v) parks and land for community facilities;
 - (e) provides a list of supporting documents that assist in the interpretation of the local government infrastructure plan in Section 4.6 (extrinsic material).

4.2. Planning Assumptions

- (1) The planning assumptions state the assumptions about:
 - (a) population and employment growth;
 - (b) the type, scale, location and timing of development including the demand for each trunk infrastructure network.
- (2) The planning assumptions together with the desired standards of service form a basis for the planning of the trunk infrastructure networks and the determination of the priority infrastructure area.

- (3) The planning assumptions have been prepared for:
- (a) the base date 2011 and the following projection years to accord with future Australian Bureau of Statistics census years:
 - (i) mid 2016;
 - (ii) mid 2021;
 - (iii) mid 2026;
 - (iv) mid 2031;
 - (b) the LGIP development types in column 2 that include the uses in column 3 of Table 4.2.1;
 - (c) the projection areas identified on Local Government Infrastructure Plan Map A, Map B and Map C located in Table SC3.3.1 – Priority Infrastructure Area Maps, in Schedule 3 of the planning scheme.

Table 4.2.1—Relationship between LGIP development categories, LGIP development types and uses

Column 1 LGIP development category	Column 2 LGIP development type	Column 3 Uses
Residential development	Single Dwelling	Dwelling house Dual occupancy Caretakers accommodation
	Multiple Dwelling	Multiple dwelling Hotel (accommodation component) Short-term accommodation Rooming accommodation Retirement facility Relocatable home park
	Other	Dwelling unit Tourist park Community residence Nature based tourism (accommodation component) Non-resident workforce accommodation Resort complex (accommodation component) Rural workers' accommodation
Non-residential development	Commercial	Bulk goods: <ul style="list-style-type: none"> • Agricultural supplies store • Bulk landscape supplies • Garden centre • Hardware and trade supplies • Outdoor sales • Showroom Office: <ul style="list-style-type: none"> • Office • Sales office
	Retail	Adult store

Column 1 LGIP development category	Column 2 LGIP development type	Column 3 Uses
		Bar Food and drink outlet Service industry Service station Shop Shopping centre
	Industrial	Low impact industry Medium impact industry Research and technology industry Warehouse Marine industry High impact industry Special industry Low impact rural industry <ul style="list-style-type: none"> • Animal husbandry • Cropping • Permanent plantation High impact rural industry <ul style="list-style-type: none"> • Aquaculture • Intensive animal industry • Intensive horticulture • Rural industry • Wholesale nursery • Winery
	Community	Places of Assembly: <ul style="list-style-type: none"> • Child care centre • Club • Community care centre • Community use • Educational establishment • Function facility • Funeral parlour • Place of worship Entertainment: <ul style="list-style-type: none"> • Hotel • Nightclub entertainment facility • Theatre Sport and recreation: <ul style="list-style-type: none"> • Indoor sport and recreation • Outdoor sport and recreation Essential Services: <ul style="list-style-type: none"> • Detention facility • Emergency services

Column 1 LGIP development category	Column 2 LGIP development type	Column 3 Uses
		<ul style="list-style-type: none"> • Health care services • Hospital • Residential care facility • Veterinary services
	Other	Specialised uses <ul style="list-style-type: none"> • Air services • Animal keeping • Brothel • Car wash • Crematorium • Extractive industry • Market • Major sport, recreation and entertainment facility • Motor sport facility • Outstation • Parking station • Port services • Renewable energy facility • Tourist attraction • Transport depot • Utility installation Minor Uses <ul style="list-style-type: none"> • Cemetery • Environment facility • Home based business • Landing • Major electricity infrastructure • Park • Roadside stall • Substation • Telecommunications facility • Temporary use

- (4) Details of the methodology used to prepare the planning assumptions are stated in the extrinsic material (refer Section 4.6).

4.2.1 Population and Employment Growth

- (1) A summary of the assumptions about population and employment growth for the planning scheme area is stated in Table 4.2.1.1—Population and employment assumptions summary.

Table 4.2.1.1—Population and employment assumptions summary

Column 1- Description	Column 2 Assumptions
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Column 1- Description		Base date 2011	2016	Column 2 Assumptions			Ultimate development
				2021	2026	2031	
Population	No.	33,400	37,960	41,434	46,001	51,151	57,052
	% change		14%	9%	11%	11%	12%
Employment	No.	10,832	12,311	13,437	14,918	16,589	18,502
	% Change		14%	9%	11%	11%	12%

- (2) Detailed assumptions about growth for each projection area and LGIP development type category are identified in the following tables in Schedule 3 Local government infrastructure plan mapping and supporting material:
- (a) for population, Table SC3.1.1—Existing and projected population;
 - (b) for employment, Table SC3.1.5 —Existing and projected employees.

4.2.2 Development

- (1) The developable area is identified on Local Government Infrastructure Plan Map A, Map B and Map C identified in Table SC3.3.1 in Schedule 3—Local government infrastructure plan mapping and supporting material.

Editor's note: Not all land within the identified Priority Infrastructure Area is suitable for development due to constraints. The identified Priority Infrastructure Area contains sufficient developable area to accommodate the assumed future urban growth. Further explanation of developable area is provided in the Livingstone Shire Council LGIP Assumptions Report which is identified as extrinsic material in 4.6.

- (2) The planned density for future development is stated in Table SC3.1.3 in Schedule 3—Local government infrastructure plan mapping and supporting material.
- (3) A summary of the assumptions about future residential and non-residential development for the planning scheme area is stated in Table 4.2.2.1—Residential dwellings and non-residential floor space assumptions summary.

Table 4.2.2.1—Residential dwellings and non-residential floor space assumptions summary

Column 1- Description		Base date 2011	2016	Column 2 Assumptions			Ultimate
				2021	2026	2031	
Residential Dwellings	No.	15,718	18,142	20,109	22,672	25,210	28,119
	% change		15%	11%	13%	11%	12%
Non-Residential floor space (m2 GFA)	No.	294,430	334,635	365,256	405,513	450,911	502,931
	% Change		14%	9%	11%	11%	12%

- (4) Detailed assumptions about future development for each projection area and LGIP development type are identified in the following tables in Schedule 3 Local government infrastructure plan mapping and supporting material:
- (a) for residential development, Table SC3.1.2;
 - (b) for non-residential development, Table SC3.1.4.

4.2.3 Infrastructure Demand

- (1) The demand generation rate for a trunk infrastructure network is stated in Table SC3.1.6 in Schedule 3 Local government infrastructure plan mapping and supporting material.

- (2) A summary of the projected infrastructure demand for each service catchment (i.e. Water supply network, sewerage network, stormwater network, transport network, parks and land for community facilities network) is stated in Table SC3.1.7 in Schedule 3.

4.3. Priority Infrastructure Area

- (1) The Priority Infrastructure Area (PIA) identifies the area prioritised for the provision of trunk infrastructure to service the existing and assumed future urban development up to 2031.
- (2) The Priority Infrastructure Area is identified on Local Government Infrastructure Plan Map A, Map B and Map C identified in Table SC3.3.1 in Schedule 3—Local government infrastructure plan mapping and supporting material.