

FAQs

Subject Matter – *Perth and Peel Green Growth Plan for 3.5 Million* (often referred to as the 'Green Growth Plan')

What is it?

The Green Growth Plan is the next version of the Strategic Assessment of the Perth-Peel Region (SAPPR).

The 'Green Growth Plan' is a State and Federal Government initiative, which seeks to achieve three main things:

1. Significantly expand the areas set aside for conservation purposes, and to protect key environmental values in the Perth and Peel Regions.
2. Simplify the environmental approvals process for various types of development.
3. Encourage a more compact urban footprint with higher density over the long term, through the planning system.

What does it look like?

The Green Growth Plan is a very large report, approximately 2,600 pages long, contained in 12 main documents that comprise approximately 29 volumes.

The Green Growth Plan report contains lengthy explanations, figures to illustrate the Plan and how it will work, descriptions of the environment, considerable data, and many maps.

Who prepared it?

The Green Growth Plan has been a substantial collaboration of State Government Departments, prepared by a number of State agencies under the leadership of the Department of Premier and Cabinet.

It is **NOT** a City of Wanneroo Plan.

What stage is the Green Growth Plan at?

Currently the Green Growth Plan is a Draft released for public comment – the period for comments closes on 8 April, 2016.

The Green Growth Plan is still to be worked on and refined by the State Government over 2016, and then goes to the Federal Government for its consideration. Finalisation of the Plan is expected to take several years.

Currently, the Green Growth Plan is not a complete document, with various information and advice still to be provided.

This includes the absence of detailed plans and maps indicating its impact on land and land uses within the Perth and Peel regions.

How can I found out whether it affects me?

The 'detailed plans' yet to be released will be a key way for landowners to determine if their land is affected.

In the meantime, the website for the Department of Premier and Cabinet is the only current source of available information (www.dpc.wa.gov.au/consultation/strategicassessment/).

If you own land with remnant native vegetation present, and you consider that vegetation may have 'environmental value' (including any wildlife habitat value), then the Green Growth Plan could have implications restricting the future use or development potential of the land.

Where is more information available?

It is **NOT** a City of Wanneroo document, so please contact the Department of Premier and Cabinet for all enquiries on (08) 6552 5151.

For more information on making a submission and all other enquiries, please contact Department of Premier and Cabinet by email: greengrowthplan@dpc.wa.gov.au or call (08) 6552 5151.

What is Council doing about the Green Growth Plan?

At its 5 April 2016 meeting, Council will consider a report prepared by City Administration on a suitable submission to the Green Growth Plan comment period.

Administration's draft report (available at link below) advises Council of the following concerns:

- There is important information not provided and so a detailed assessment of the Plan is not yet possible;
- Detailed maps indicating the full implications of the Plan for land owners are not provided;
- It is a large and complex document and not easily read or understood;
- The implications of the Plan for the local planning process appear significant but as yet are not sufficiently explained;
- There appears to be significant cost or financial implications associated with the Plan for all levels of government and for private landowners and developers – which are not described or explained;
- Significant strategic planning considerations other than 'environmental protection and conservation' do not appear to be sufficiently considered by the Plan;
- The area of East Wanneroo appears to be significantly affected by the Plan, suggesting strongly that future land use change and development may be very difficult and significantly compromised;
- With respect to East Wanneroo there are potentially serious financial and cost implications arising from the Plan, which are both alarming and possibly unaffordable;
- The preparation of the Green Growth Plan currently released for review has not involved sufficient consultation with the City of Wanneroo at the technical level;

- The current review period for public comment should be significantly extended, and be sufficient for various additional information not yet provided (including detailed maps) to be properly considered;
- The State Government needs to undertake substantial consultation and engagement with all potentially affected land owners, and on the basis of sufficient information for stakeholders to be able to properly assess the implications of the Green Growth Plan.

What is Council's View?

Council will determine its position at its meeting on 5 April 2016.

http://wanneroo.infocouncil.biz/Open/2016/03/BSS_22032016_AGN_AT_WEB.htm