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\$50 MILLION BUDGET BOOST TO KICK START URBAN SITES

The NSW Government will partner with local councils across the state to deliver much-needed new housing in key urban renewal areas under a \$50 million program announced in the 2012/13 State Budget.

Planning and Infrastructure Minister Brad Hazzard said the Urban Activation Precincts Support Scheme would offer councils infrastructure support payments linked to increased housing supply in key urban areas close to jobs and transport.

“The Government’s aim is to unlock housing supply in infill areas where they are needed most. An important step will be rezoning key sites for housing,” Minister Hazzard said.

“The Urban Activation Precincts Support Scheme will deliver a much-needed boost in planning for new housing in existing urban areas and complements the work already being done by the Government to stimulate greenfield development opportunities.”

Minister Hazzard said the aim of the scheme was to identify key urban precincts capable of supporting additional housing and working collaboratively with councils to develop a planning framework to facilitate development.

The new scheme, to be administered by the Department of Planning and Infrastructure, would also result in better integrated public spaces, greater housing choice and improved affordability for the benefit of existing and future residents

“One of the main problems with housing supply in the past is land identified for housing has not been properly integrated with the necessary supporting infrastructure. In existing urban areas, that often means local infrastructure such as open space, local roads and carparks.

“This budget tackles that problem head on. Precincts identified through the scheme will not only help boost housing supply but will deliver more appealing and interconnected urban areas, where people will actually want to live.”

“The Government intends that a planning framework, relevant zonings and built form controls will be developed for each precinct reflecting local characteristics and needs.

“The establishment of such controls will create the opportunity to implement a code-based assessment process to deliver streamlined approvals for proposals that meet these controls.

“This approach will be initially used in a pilot form across a number of precincts before potentially being rolled out more widely.

“The Department of Planning and Infrastructure will issue a guideline outlining relevant criteria, procedures and consultation processes for the scheme before calling for nominations and working with local government to identify appropriate precincts.” Minister Hazzard said today.