

## Towards 2040 – Updates to Versions 3 and 4 taking into account Council and Greater Sydney Commission (GSC) requests for change

*\*Note: figure/action numbers refer to the latest version of Towards 2040 and differ from the exhibited version (September 2019)*

Submission summary	Response summary	Recommended action
<b>Councillor briefing 18 February 2020 (Referencing Version 3 published for Council meeting 25 February 2020)</b>		
<p><b>Mona Vale</b> - 'Mona Vale Hospital' should be known as 'Mona Vale health precinct'</p>	<p>P27, Figure 73* (Illustrative map for Mona Vale strategic centre) label amended as requested.</p> <p>Page 177: Mona Vale <del>Hospital</del> health precinct</p>	<p>P27, Figure 73* amended</p>
<p><b>Typos</b> – P21, Map 25* legend contains typing errors</p>	<p>P21, Map 25* (Greater Sydney road network and key freight infrastructure) legend amended to fix typing errors.</p> <p>Page 152: <del>existing</del> existing motorway network <del>existing</del> existing A-route network (Northern Beaches)</p>	<p>P21, Map 25* amended</p>
<b>GSC request to reference housing and growth projections – 19 February 2020 (Referencing Version 3 published for Council meeting 25 February 2020)</b>		
<p><b>Housing and growth projections</b> – ensure the final LSPS references the source of any housing and growth projections.</p>	<p><i>Towards 2040</i> references two projection figures throughout, being:</p> <ol style="list-style-type: none"> <li>1. population increase of 39,000 people to 2036 (from demographic analysis)</li> <li>2. housing demand of 11,474 to 2036 (from local housing strategy investigations)</li> </ol> <p>The above figures are from supporting documents referenced within the endnotes. These endnotes have been amended to clarify the source of the above projections, as outlined in an email to the GSC sent 21 February 2020 (2020/104777).</p> <p>Page 200: All statistics in this report are from SGS Economics and Planning (2019) Northern Beaches Demographic Analysis, unless otherwise referenced. <a href="#">Population projections within this Analysis are based on Transport for NSW's Travel Zone Projections 2016 version 1.51 (TZP2016v1.51), Population in Occupied Private Dwellings (POPD).</a></p> <p><sup>2</sup> Adapted from SGS Economics and Planning (2019c). <a href="#">Housing growth projections within this document (Local Housing Strategy - Housing Issues and Opportunities Paper) are based on the DPIE population projection 2016. Note the housing demand to 2036 (implied dwelling target) was updated from 11,267 to 11,747 dwellings since publication to account for potential vacancies in private dwellings.</a></p>	<p>Endnotes amended</p>

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<b>Council resolution - 25 February 2020 (Referencing Version 3 published for Council meeting 25 February 2020)</b>		
<p><b>Council resolution</b> - The following resolution outlines Council's final resolution from the 25 February 2020, with recommendation 5 resulting from discussions on the night:</p> <p>RECOMMENDATION OF DIRECTOR PLANNING AND PLACE</p> <p>That Council:</p> <ol style="list-style-type: none"> <li>Notes this report and associated attachments, including the outcomes of the public exhibition process and Council's proposed response to the feedback received.</li> <li>Endorses Towards 2040 – Northern Beaches Local Strategic Planning Statement.</li> <li>Refers Towards 2040 – Northern Beaches Local Strategic Planning Statement to the Greater Sydney Commission for the purpose of the assurance process.</li> <li>Delegates authority to the Chief Executive Officer to make the Local Strategic Planning Statement upon written support being received from the Greater Sydney Commission.</li> <li><a href="#">On page 32 of the Local Strategic Planning Statement or page 33 of attachment booklet 2, insert after the words “future MRA investigation area” the words “until relevant studies have been undertaken and subject to those studies”.</a></li> </ol>	<p>Page 32 of the <i>Towards 2040</i> contains the section ‘Managing growth and change’ that provides a snapshot of the key principles throughout the document that must be considered by applicants seeking additional development capacity above that identified in the local housing strategy.</p> <p>The draft Towards 2040 (as exhibited – V1) contained the following ‘Managing growth and change’ principle:</p> <ul style="list-style-type: none"> <li>Proposals must not intensify urban uses in the Metropolitan Rural Area (MRA) (P4)</li> </ul> <p>The updated draft <i>Towards 2040</i> presented to Council 25 February 2020 contained the following updated ‘Managing growth and change’ principle to better reflect an existing principle from Priority 4 and to incorporate the ‘future MRA investigation area’ using the precautionary principle:</p> <ul style="list-style-type: none"> <li>Avoid urban intensification and subdivision in the Metropolitan Rural Area (MRA) and future MRA investigation area (Priority 4)</li> </ul> <p>The abovementioned principle to avoid urban intensification and subdivision is supported by relevant and unchanged text from both the exhibited and updated drafts of <i>Towards 2040</i>. It also aligns with State Government Policy including the <i>North District Plan</i> and <i>Greater Sydney Region Plan</i>.</p> <p>Actions 4.1 and 4.2 identify a number of studies that Council are pursuing to inform place-based planning in the MRA and future MRA investigation area and new LEP and DCP controls. This includes consideration of environmental hazards and constraints (A4.2) as well as a strategic bush fire assessment (A8.1). Also as identified in Council's response to public submissions, the extent of further studies required to finalise new zonings under the Northern Beaches LEP is currently being determined.</p> <p>Council's recommended amendment has been made to page 32. This will also be reflected on page 32/33 in an updated track change version of the exhibited draft Towards 2040 showing all amendments to date (updates to Council Report Attachment 2).</p> <p>Page 33:</p> <p>Avoid urban intensification and subdivision in the Metropolitan Rural Area (MRA) and future MRA investigation area <a href="#">until relevant studies have been undertaken and subject to those studies</a> (Priority 4)</p>	<p>Managing growth and change principle amended</p>
<b>GSC Assurance Panel 5 March 2020 (Referencing Version 4 prepared for GSC Assurance Panel meeting)</b>		
<p><b>Ageing in place</b> - In Priority 15 (pg. 119) highlight opportunities for local centres</p>	<p>The following changes have been made to <i>Towards 2040</i> to address this:</p>	<p>P15 text amended</p>

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<p>renewal that would be addressed in future local place strategies in existing area of centres/villages such as Narrabeen, Newport, Avalon; the local centres should provide for aging in place, but also accommodating younger people</p>	<p>Priority 15 – Housing supply, choice and affordability in the right locations Page 120, amend paragraph 14: <del>Villages could accommodate housing that can be adapted for people to remain in their communities as their housing needs change.</del> Opportunities exist to renew villages (local centres) to cater for the needs of older people with new multi-generational housing and services for people to remain in their communities as their housing needs change. This will provide opportunities for older people to downsize and free up existing housing for younger families.</p>	
<p><b>Addressing demographic changes</b> - Suggest rewording Priority 17 (pg. 131) to say: Centres and neighbourhoods designed to reflect local character, lifestyle and demographic change</p>	<p>The following changes have been made to <i>Towards 2040</i> to address this:  Priority heading changed in: Table of contents (page 6); Figure 19 Plan on a page (page 28); Great Places Planning priorities (page 130) and Priority 17 title (page 131) <del>Priority 17 – Centres and neighbourhoods designed to reflect local character and lifestyle</del> Priority 17 - Centres and neighbourhoods designed to reflect local character, lifestyle and demographic changes</p>	<p>P17 Priority heading amended</p>
<p><b>Walkability for aging population</b> - Improve the narrative in Priority 17 (pg. 131) to highlight the importance of walkability to services and facilities at local centres considering the benefits this would offer to increasingly aging population in the LGA</p>	<p>The following changes have been made to <i>Towards 2040</i> to address this:  Priority 17 – Centres and neighbourhoods designed to reflect local character and lifestyle Page 133, add text below paragraph 1: As we undertake place planning, we will respond to demographic changes and plan for centres that respond to local needs. This includes planning for age-friendly centres that cater for the needs of older people such as improved walkability to support independence later in life.</p>	<p>P17 text amended</p>
<p><b>Addressing demographic changes</b> - Reword the Measure on Housing on pg. 195 to say: 'Increase the diversity of new housing to support demographic change'</p>	<p>The following changes have been made to <i>Towards 2040</i> to address this:  Measures, page 195  <ul style="list-style-type: none"> <li>Increase the diversity of new housing to support demographic changes</li> </ul> </p>	<p>Measure amended</p>
<p><b>Future MRA investigation area</b> - Graphic presentation of 'future MRA investigation area' in all maps in draft LSPS could be improved. As currently presented with light green background the same as the MRA colour, it</p>	<p>Throughout <i>Towards 2040</i> The map shading and legends for the 'Future MRA investigation area' have been updated throughout <i>Towards 2040</i> by removing the colour currently used to depict the MRA. As agreed with the GSC, it has been replaced with the colours depicted in the Greater Sydney Region Plan for 'South Creek Parkland Investigation' on page 14.</p>	<p>Map 1, Figure 18, Map 2, Map 3, Map 5, Map 8*, Map 9*, Map 10*, Map 11*, Map 12*, Map 13*, Map 14*, Map 15*, Map 16*, Map 17*, Map 18*, Map 22*, Map 26*, Map</p>

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could pre-empt the outcome of the investigation		31*, Map 32*, Map 33* amended
<b>Safeguarding employment lands</b> - Amend the wording on pg. 121 ('Avoid residential development in industrial precincts and business parks') to be consistent with the wording on pg. 33, i.e. 'Safeguard employment lands from non-compatible uses, particularly residential and mixed-use development'	The following changes have been made to <i>Towards 2040</i> to address this:  Priority 15 – Housing supply, choice and affordability in the right locations Page 121, Figure 51 – Housing principles <del>Avoid residential development in industrial precincts and business parks.</del> Safeguard employment lands from non-compatible uses, particularly residential and mixed-use development.	P15 principle amended
<b>Safeguarding employment lands</b> - Clarify the last sentence on pg. 180 regarding 'a higher purpose'. In general, intensification of employment land for employment land uses is supported	The following changes have been made to <i>Towards 2040</i> to address this:  Priority 28 – Safeguarded employment lands Page 180 text  The approach for managing industrial and urban services land, as identified in the North District Plan, is to 'retain and manage' industrial and urban services land in the Northern Beaches. <del>No employment land will be rezoned for a higher purpose.</del>	P28 text amended
<b>Broader policy framework</b> - Delete 'Approved by NSW Government' that relates to LSPS turquoise/green box in Figure 80 (pg. 193). Insert 'supported for consistency by the GSC'	The following changes have been made to <i>Towards 2040</i> to address this:  Page 193, Figure 80 – Broader policy framework For the box, 'Local Strategic Planning Framework (Towards 2040)', allocate a different colour and add to key: Prepared by Council and supported* for consistency by the GSC * Subject to letter of support for consistency with the Greater Sydney Region Plan and North District Plan	Figure 80 amended