

ISSUE BASED PROVISIONS

Social Impact Assessment

Preamble

The *Environmental Planning and Assessment Act 1979* requires Council to assess the social impacts of development (both positive and negative) on the locality and to facilitate sustainable development by integrating relevant economic, environmental and social considerations in decision-making. Social impact assessment is the process of understanding these impacts and where there are adverse consequences are identified to inform decisions about whether to proceed or install measures to minimise or ameliorate those negative impacts. Where there are positive impacts, SIA may also consider ways to maximise these.

These development provisions provide two levels of assessment. A Social Impact Comment is required for those developments that are considered to have a minor social impact on the locality and may generally be undertaken by qualified planner. A Social Impact Assessment is required for developments that may have a significant impact on the community. Social Impact Assessments are significantly more comprehensive, require consideration of demographic and other data and require consultation with the affected community. The Social Impact Assessment is to be prepared by a suitably qualified and experienced person and must detail the credentials of the person responsible for its preparation.

Application

These provisions apply to developments listed in column 2 of these development provisions.

Development provisions

Objective/s	Development Controls
<p>To provide a clear, consistent and rigorous framework to identify, analyse and manage potential and actual social impacts of planning proposals or development applications.</p> <p>To improve development outcomes by the early identification of potential and actual social impacts.</p> <p>To manage or mitigate negative social impacts and enhance positive social impacts of development.</p> <p>To encourage meaningful, equitable and effective community engagement that informs social impact assessments and management strategies, mitigation and enhancement measures.</p>	<p>Development for the following purposes will require a Social Impact Assessment.</p> <ul style="list-style-type: none"> • Affordable rental housing (either new or proposed removal) including boarding houses, group homes and hostels that have the capacity to accommodate 20 or more people • Seniors’ housing that has the capacity to accommodate 20 or more people • Manufactured home estates, caravan parks and camping grounds of any size or capacity • Tourist and visitor accommodation that has the capacity to accommodate 50 or more people • Centre-based child care facilities and educational establishments with 100 or more places

Objective/s	Development Controls
<p>To consider the social impacts of planning proposals or development applications in Council’s decision making processes.</p>	<ul style="list-style-type: none"> • Hospitals and health services facilities with four or more consulting rooms • Correctional centres of any size or capacity • Entertainment facilities, function centres and recreation facilities (major) that have the capacity to hold 1000 or more people • New commercial premises with an estimated cost of development of \$5 million or more • New specialised retail premises with an estimated cost of development of \$5 million or more • New industrial premises with an estimated cost of development of \$5 million or more • Food and drink premises and shops trading between 12.00am and 5.00am • Service stations and highway service centres trading between 12.00am and 5.00am • New licensed premises (cellar doors, hotels, registered clubs, pubs, small bars, packaged liquor outlets) of any size or capacity • Extension of licensed premises trading hours past 12.00am • Restricted premises and sex services premises of any size or capacity
	<p>Development for the following purposes will require a Social Impact Comment.</p> <ul style="list-style-type: none"> • Affordable rental housing (either new or proposed removal) including boarding houses, group homes and hostels that have the capacity to accommodate fewer than 20 people • Seniors’ housing that has the capacity to accommodate fewer than 20 people • Centre-based child care facilities and educational establishments with fewer than 100 places • Health consulting rooms with three or fewer consulting rooms • Recreation areas and recreation facilities (indoor and outdoor) of any size or capacity

Objective/s	Development Controls
	<ul style="list-style-type: none"> • Community facilities and information and education facilities of any size or capacity • Temporary events with an expected attendance of 5000 or more people • Amusement centres of any size or capacity • Cemeteries and crematoriums of any size or capacity • Self-storage units of any size or capacity • Places of public worship of any size or capacity <p>Social Impact Assessments and Social Impact Comments will be undertaken in accordance with Cessnock City Council's Social Impact Assessment Guidelines.</p>
	<p>Social Impact Assessment Reports are required to be prepared by a suitably qualified and experienced person.</p> <p>Council may require a Social Impact Comment or Assessment for a planning proposal or development application if:</p> <ul style="list-style-type: none"> • There are likely social impacts. • There is a modification, extension or expansion of an existing development that could result in likely social impacts. • There is a perceived conflict between the proposal and its locality. • It is anticipated the proposal will generate significant public objection.

Crime Prevention Through Environmental Design

Preamble

Crime Prevention through Environmental Design (CPTED) is a crime prevention strategy that focuses on the planning, design and structure of cities and neighbourhoods. It reduces opportunities for crime by using design and place management principles that reduce the likelihood of essential crime ingredients (law, offender, victim or target, opportunity) from intersecting in time and space.

CPTED employs four key strategies. These are territorial reinforcement, surveillance, access control and space/activity management.

Application

These provisions apply to developments listed in column 2 of these development provisions.

Development provisions

Objective/s	Development Controls
<p>To identify and evaluate potential crimes risks and detail treatments for developments that will minimise or mitigate crime impacts.</p> <p>To promote design features within developments which will enhance community safety by reducing opportunities for crime.</p> <p>To provide well designed, maintained and managed buildings, facilities and public spaces that lead to a reduction in the incidence and fear of crime.</p>	<p>Development for the following purposes will require a CPTED or Crime Risk Assessment Report.</p> <ul style="list-style-type: none"> • Any form of residential development with 20 or more dwellings • Affordable rental housing including boarding houses, group homes and hostels of any size or capacity • Manufactured home estates, caravan parks and camping grounds of any size or capacity • Recreation areas and recreation facilities of any size or capacity • Entertainment facilities and function centres that have the capacity to hold 1000 or more people • New commercial premises and specialised retail premises with an estimated cost of development of \$5 million or more • Food and drink premises and shops trading between 12.00am and 5.00am • Service stations and highway service centres of any size or capacity • New licensed premises (cellar doors, hotels, registered clubs, pubs, packaged liquor outlets) of any size or capacity • Extension of licensed premises trading hours past 12.00am • Car parks of any size or capacity

Objective/s	Development Controls
	<ul style="list-style-type: none"> • Restricted premises and sex services premises of any size or capacity • Temporary events with an expected attendance of 5000 or more people • Amusement centres of any size or capacity
	<p>CPTED or Crime Risk Assessment Reports will be undertaken in accordance with Cessnock City Council's Crime Prevention Through Environmental Design Guidelines.</p>
	<p>CPTED or Crime Risk Assessment Reports are required to be prepared by a suitably qualified person who has completed the NSW Police Safer by Design Course.</p>
	<p>Council may require a CPTED or Crime Risk Assessment Report for a planning proposal or development application if:</p> <ul style="list-style-type: none"> • There are likely or perceived crime impacts. • There is a modification, extension or expansion of an existing development that could result in likely or perceived crime impacts.