Playford Alive

Planning and Delivery Issues

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• Introduction
• Planning Process
• Delivery/Implementation
• Observations
• What’s Next
Playford Alive

- Land Management Corporation
- Department of Families and Communities
- City of Playford
- Playford Community Reference Group
Playford Alive Study Area

URBAN GROWTH BOUNDARY
PROPOSED NEKY ROUTE
CURRENT PLAYFORD ALIVE PROJECT
PROPOSED PLAYFORD ALIVE PROJECT
Planning Process

- Playford North Master Plan 2005/2006
- Dec 2006 – Playford North and Blakeview
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Vision

Playford Alive is creating a diverse integrated and sustainable community in northern Adelaide. Through world’s best practice in urban and community development this will be a place where innovation and opportunities thrive.
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Community

• Modern, attractive and connected
• Green and sustainable
• Healthy, safe and active
Planning Process

- Thematic Background Reports – early 2007
- Spatial Background Reports – early 2007
- Development Plan Amendment – 2007-2008
- Specific Area Plans – 2008 - ongoing
Playford Alive and Blakeview Document Structure

- Penfield Structure Plan
  - August 08
- Playford Alive Master Plan
  - July 08
- Blakeview Structure Plan
  - October 07
- Blakeview Parcel 2 Development Framework
  - December 07

- Penfield Land Release Development Framework
  - August 08
- Petherton Land Release Development Framework
  - October 07

- Penfield Design Principles
  - August 08
- Petherton Land Release Design Principles
  - October 07

- Penfield Devine Land Division DAs
- Petherton Devine Land Division DAs

- Peachey Belt LMC / Housing SA
  - Stage 1 Smithfield Plains Land Division DAs

- North of Curtis Road LMC Land Division DA
- Andrews Farm LMC 20 acres Land Division DA Approved
- Blakes Crossing Delfin Land Lease Land Division - DAs

- UDG and LACP
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- Pattern Book
- UDG and LACP
- UDG

Delivery
and
Implementation
Devine Lakeside
Playford Alive – Stage 1
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Design Book

• 3m front setbacks
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Design Book

- Verandahs – raised 0.5m
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Design Book

• Front fences

FRONT FENCES define the edge of your property and add to the character and visual amenity of the neighbourhood.
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Design Book

• Dwellings on corners
What’s Next

• Blakeview Revised Structure Plan

• Blakeview 3
30 Year Plan for Greater Adelaide