Design Review

Local Planning Policy 2

Citation

This is a Local Planning Policy prepared under Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015.* This policy may be cited as Local Planning Policy (LPP) – 2 Design Review.

Introduction

The purpose of this policy is to augment the Shire's development assessment process and projects by providing design input from an independent panel of design experts.

The Shire is part of a South West Joint Design Review Panel, which will operate in accordance with the process outlined by the State Government Design Review Guide - Guidance for local governments (the Design Review Guide), as augmented by the adopted Terms of Reference.

Objectives

1. Ensure higher quality built form outcomes and an improved public realm through Design Review of development applications and Shire projects.
2. Outlines the types of applications that will require design review.
3. Set out the weight afforded to the advice provided by a Design Review Panel.
4. Establish process for fees and charges.

Application of this Policy

This policy applies to development or Shire projects that meet the threshold set out at Part 5.2.

Interpretation

"Design Review" means an independent and impartial evaluation process in which experts on the built environment assess the design of a proposal.

"Design Review Panel" means a selected panel of experts who undertake a design review of a proposal.

"Terms of Reference" means the adopted Terms of Reference that establishes the role and functioning of the South West Joint Design Review Panel.

Policy Provisions

Design Review process

(a) The Shire is to establish and maintain a Design Review Panel to undertake Design Review for matters outlined at 5.2.

(b) The establishment and operation of the panel is to occur in accordance with an adopted term of reference.

(c) The Design Review Panel shall assess proposals against the design principles of State Planning Policy 7.0 Design of the Built Environment (WAPC, 2019).

Shire of Augusta Margaret River 41 Wallcliffe Road, Margaret River 6285 | T (08) 9780 5255 | F (08) 9757 2512 | amrshire.wa.gov.au

(d) The Design Review Panel performs an advisory function and the decision maker shall give due regard to the panel's advice. The Design Review Panel does not report on compliance with the Scheme or policies with the exception of design guidelines or similar;
(e) The Shire encourages proponents to undertake Design Review early in the design concept stage, prior to the submission of a development application.

Threshold

Design Review will be required for the following matters:

a) New developments and large-scale additions which may impact on the streetscape within the Town and Village Centres zones;
b) Proposals that meet the mandatory requirement to be determined by the Joint Development Assessment Panel;
c) Lage scale development outside of the town centre and village centre zone which may impact the landscape character or sense of place within the Shire;
d) Any relevant scheme amendment, structure plan, policy, precinct plan, local development plan, design guidelines or Shire works project referred by the Director of Sustainable Development and Infrastructure;
e) Any other proposal referred to the panel by the Director of Sustainable Development and Infrastructure;

Fees and Charges

(a) No charge will be incurred by the proponent for up to two design reviews, provided at least one of those occur prior to lodgement of a development application;
(b) The proponent shall reimburse the Shire for the sitting fees of DRP members for all subsequent DRP meetings;
(c) Fees are to be paid to the Shire in accordance with Council's adopted schedule of fees and charges.

Document and version control table			
Responsible Directorate	Development and Infrastructure		
Contact officer	Planning Department		
Adopted / approved by:	Council		
Date of adoption / approval:	28 July 2021	**Decision Ref**: OM2021/143	
Date of next review	2030		
Document No.	N320341	**File No.**	GOV/38 & LND/52

Version	Date	Decision Ref.	Brief description
1.0	28 July 2021	OM2021/143	Initial Adoption
2.0	29 July 2026	OM2026/89	Adopted