



24EXT0074

Mr David Reynolds
Chief Executive
Department for Trade and Investment

By email: david.reynolds@sa.gov.au

Dear Mr Reynolds

I write to advise that under section 73(10) of the *Planning, Development and Infrastructure Act 2016*, I have considered the issues raised during the engagement period and have now determined to adopt the River Murray Flood Resilience Code Amendment.

A copy of the signed Code Amendment is enclosed for your reference.

In response to feedback received during the engagement period, I note the following changes were applied to the final Code Amendment.

River Murray Flood Plain Protection Area Overlay:

- Increase allowance for overall roof height of five metres above the finished floor level and overall building height to nine metres above natural ground level.
- Prescribe four metres above natural ground level as an acceptable finished floor level.
- Prescribe that glass doors are not acceptable in underfloor areas.
- Exclude areas used for stair well and lift well enclosures in the calculation of maximum underfloor enclosed areas.

Rezoning at Ridgeway Estate, Murbko:

- Revert the zoning of Ridgeway Estate, Murbko, from the Rural Shack Settlement Zone to the Rural Zone.
- Remove finished floor level technical and numeric variations (TNVs) where natural ground level is above modelled one-in-100-year flood level (one per cent Annual Exceedance Probability) and where the Australian Height Datum is above the 1956 flood level in Ridgeway Estate.

Rural Shack Settlement Zone and Waterfront Neighbourhood Zone:

- Increase building height TNV to nine metres above natural ground level, consistent with River Murray Flood Plain Protection Area Overlay.

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In adopting the Code Amendment, I am of the view that the Code Amendment will support the rebuilding process of the Murraylands and Riverland communities, facilitating more sustainable and resilient development to flood hazards.

The Code Amendment will come into effect when consolidated into the online Planning and Design Code and published on the PlanSA Portal online at https://code.plan.sa.gov.au/home/browse_the_planning_and_design_code?code=browse. Planning and Land Use Services (PLUS) will advise you once deployment has been scheduled.

A copy of the Engagement Report is available to view on the PlanSA Portal online at https://plan.sa.gov.au/have_your_say/general_consultations.

Thank you for leading the process and completion of the Engagement Report for this important Code Amendment.

For further information, please contact Mr Jason Bailey, Manager, Planning and Design Code, PLUS, on 08 7133 2299 or by email to jason.bailey@sa.gov.au.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'Nick Champion', with a long horizontal flourish extending to the right.

Hon Nick Champion MP
Minister for Planning

26 June 2024

Encl. Signed River Murray Flood Resilience Code Amendment – The Amendment