

Mount Lofty Golf Resort Project

Release of a Development Report (DR) for Public Comment

The Applicant (Mount Lofty Golf Estate Pty Ltd) proposes to redevelop the Stirling Golf Club to include:

- (a) the construction of tourist accommodation in a new hotel building and private retreats (pods)
- (b) new clubhouse facility and pro-shop, administration areas and change rooms
- (c) retention and improvements to the 18-hole golf course
- (d) conservation works and adaptive reuse of a local heritage place to accommodate a multipurpose café, retail and function space
- (e) car parking in the order of 200 spaces in two parking areas
- (f) tree removal (including native vegetation) and associated landscaping.

The delegate of the Minister for Planning advises that the Mount Lofty Golf Estate has now prepared the Development Report (DR) which is released for public comment from **Wednesday 5 July 2023** until **Wednesday 16 August 2023**.

The Major Development / Environmental Impact Assessed Pathway

- The Environmental Impact Assessment (EIA) process is the most rigorous level of development assessment in South Australia.
- It is reserved for major projects of economic, social or environmental importance to the State.
- A detailed guide is available on the [PlanSA portal](#).
- A key component of the EIA process is the preparation of a detailed impact assessment by the Applicant, in the form of a Development Report (DR).
- The DR must consider and respond to specific assessment guidelines endorsed by the independent State Planning Commission (SPC), and address the expected environmental, social and economic effects of the proposed development.
- The Applicant will then prepare a Response Document (on matters arising from the public notification, council and agency referral period).
- The State Planning Commission will then consider a draft Assessment Report.
- The SPC Assessment Report and recommendation will then be forwarded to the Minister for Planning for consideration.
- The Minister will then determine the application.

Obtaining a copy of the Development Report

From 5 July 2023 the full DR document will be available online, without cost, on the Plan SA portal at plan.sa.gov.au/en/state-developments. USB copies of the full DR will be available free of charge at the locations listed below. Hard copies will also be available for viewing.

- Department for Trade and Investment - Planning and Land Use Services (DTI-PLUS) – Level 9, 83 Pirie Street, Adelaide
- Adelaide Hills Council (Principal Office) – 63 Mount Barker Road, Stirling
- Woodside Library – 26 Onkaparinga Valley Road, Woodside
- Gumeracha Library – 45 Albert Street, Gumeracha

Hard copies of the full DR may be purchased at a cost of \$150 per copy from DTI-PLUS, or by mail order for an extra \$6 (includes GST and postage) from DTI-PLUS, telephone 1800 752 664.

Public Information Sessions

DTI-PLUS will be conducting two (2) public information sessions on the proposal at the Bridgewater Sports and Social Club, 4 Towers Road, Bridgewater at the following times:

- Tuesday 25 July 2023 – 2:00 pm to 4:00 pm
- Tuesday 25 July 2023 – 6.00 pm to 8:00 pm

Each session will commence with a presentation from DTI-PLUS on the major development assessment process, followed by a presentation from Mount Lofty Golf Estate on the development proposal, and a question-and-answer session with the developer's planning and technical advisors.

Have your say

Written submissions on the DR are invited until Wednesday 16 August 2023 and should be addressed to:

Minister for Planning
Attention: Robert Kleeman, Manager, Crown and Impact Assessment
Planning and Land Use Services
Department for Trade and Investment
GPO Box 1815 ADELAIDE SA 5000

Or via email to: spreps@sa.gov.au

An online submission form is also available on the PlanSA portal at plan.sa.gov.au/en/state-developments

Submissions will be made available for public inspection and will be referred to and/or summarised in the proponent's Response Document. Public submissions will be released at a later date with personal details redacted.