

Council Policy

Council Policy Name: Verge and Public Open Space Improvements - Subdivisions
Responsible Directorate: Finance and Corporate Services **Version** ADOPTED
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1. PURPOSE

- 1.1. The purpose of this Policy is to outline the City’s approach to proposals from developers for higher value landscaping and infrastructure in subdivisions which is intended to be vested to the City for management.

2. SCOPE

- 2.1. The Policy applies to all subdivisions intended to be vested to the City for management.

3. DEFINITIONS

Term	Meaning
Policy	this City of Busselton Council policy titled “Verge and Public Open Space Improvements”

4. STRATEGIC CONTEXT

- 4.1. This Policy links to Key Theme 2 - Lifestyle and Key Theme 4 – Leadership of the City’s Strategic Community Plan 2021 and specifically the following Strategic Priorities:
- a. 2.12: Provide well maintained community assets through robust asset management practices.
 - b. 4.5: Responsibly manage ratepayer funds to provide for community needs now and in to the future; and

5. POLICY STATEMENT

- 5.1. The City seeks to manage and maintain its assets in a financially and environmentally responsible manner.
- 5.2. The City of Busselton Engineering Technical Standards and Specifications (Technical Standards), outlines the minimum standards / levels of landscaping and infrastructure required by the City in subdivision developments.
- 5.3. The City will not accept liability for landscaping and infrastructure which exceeds these standards without the application of a specified area rate (SAR).
- 5.4. A SAR may be imposed under Section 6.37 of the *Local Government Act 1995* for the purpose of providing a higher standard of maintenance for development which exceeds the minimum requirements.
- 5.5. Council approval will be required for the application of a SAR, with proposals to be considered by the City on individual merit, taking into account not only financial implications but also sustainability considerations of the proposed improvements.
- 5.6. A proposal for a SAR must be accompanied by detailed landscaping and infrastructure plans, and a total annual operating budget and whole of life cost for the specified area.

5.7. The City will require developers to enter into landscape maintenance agreements.

6. RELATED DOCUMENTATION / LEGISLATION

6.1. *Local Government Act 1995*

6.2. City of Busselton Engineering Technical Standards and Specifications

7. REVIEW DETAILS

Review Frequency		3 yearly <i>[adjust if earlier review is appropriate]</i>		
Council Adoption	DATE	27 July 2022	Resolution #	C2207/181
Previous Adoption	DATE	13 December 2017	Resolution #	C1712/323