

Residential land development activity report to December 2016

South Australia



Key figures and tables

Land supply pipeline indicators for South Australia, Greater Adelaide and regional SA (Figures 1, 2 & 3) 3




Land supply pipeline indicators for government regions in Greater Adelaide (Figure 4) .. 4

Land supply pipeline indicators by LGA and SAGR (Tables 1, 2, 3 & 4) 5




Overview




This report provides a comprehensive overview of recent residential land development activity for South Australia's regions and local government areas.

Half year change (6 months to December 2016)

-  Proposed lots in subdivision plans were down by 11 per cent from the June half, from 5,841 to 5,196.
-  Completed lots in final plans deposited decreased slightly from 3,643 to 3,636.
-  Dwelling approvals were down 17 per cent from 6,366 to 5,300.

Annual change

-  Proposed lots decreased 31 per cent from 16,015 in 2015 to 11,037 in 2016.
-  Completed lots decreased 5 per cent from 7,627 in 2015 to 7,279 in 2016.
-  Dwelling approvals increased 7 per cent from 10,885 to 11,666.

-  indicates opposite movement (up/down) to previous period
-  trending in the same direction (up/down) to previous period
-  steady from previous period (within 2%)



Government of South Australia
Department of Planning,
Transport and Infrastructure

The land subdivision process in South Australia

All subdivision applications in South Australia must be lodged with the Development Assessment Commission (DAC). The majority of applications are lodged electronically via the online land division lodgement (EDALA) system, which allows agents, members of the public, councils and state government agencies to electronically monitor their progress. The central processing of subdivision applications creates a valuable and timely source of information and data on the land division pipeline in South Australia.

The key land subdivision steps and corresponding land supply pipeline indicators are:

- lodgement of Subdivision Plan with DAC (see Table 1 – Proposed Lots)
- a Certificate of Approval, issued by DAC when all the planning conditions and land division requirements have been met by the applicant (see Table 2 – Lots with a Certificate of Approval)
- deposit of the subdivision plan in the Lands Titles Office (LTO) following an examination of the plan and presentation of the required documents (see Table 3 – Completed Lots)
- the council issues an approval to construct a dwelling (this data is collected by the ABS; see Table 4 – Dwelling Approvals).

Proposed lots in residential subdivision plans

There were 5,196 new allotments proposed across South Australia in the six months to December 2016, a decrease of 11% from the previous half year.

In the six months to December 2016, the metropolitan councils recording the highest number of proposed new allotments were Playford (1,011), Marion (716), Charles Sturt (345) and West Torrens (241).

The non-metropolitan councils with the highest numbers were Mount Barker (477), the Coorong (132), Robe (124) and Mount Gambier (115). The remaining non-metropolitan councils recorded less than one hundred new allotments over the same period.

The largest individual plan of division lodged was in Andrews Farm within the Playford council with 667 new allotments proposed. This was followed by 438 lots in Clovelly Park at Marion and 285 lots in Mount Barker.



Completed lots in final deposited plans

In the half year to December 2016, there were 3,636 allotments completed across the state. This was almost the same as the June half (3,643). Over a quarter of these allotments produced were from simple 2-for-1 applications.

The metropolitan councils recording the highest number of completed allotments were Charles Sturt (515), Onkaparinga (392), Salisbury (308) and Port Adelaide Enfield (277).

For the non-metropolitan areas, the councils with the highest numbers were Mount Barker (207) and Gawler (110). Similar to the previous six months, the remaining councils all recorded figures below one hundred.

Dwellings approvals

Dwelling approvals in South Australia fell 17% between June and December 2016, from 6,366 to 5,300.

Over the half year to December 2016 the metropolitan councils with the highest number of dwelling approvals were Charles Sturt (797), Port Adelaide Enfield (559), Onkaparinga (478) and West Torrens (334).

For the non-metropolitan areas, the councils with the highest approvals were Mount Barker (201), Alexandrina (134) and Gawler (107).

In regional South Australia, all councils recorded dwelling approval figures below fifty with the exception of Murray Bridge (60) and the Copper Coast (54).



Figures 1, 2 and 3 show key land supply pipeline indicators for South Australia, Greater Adelaide and regional South Australia, respectively.

Figure 1: Land supply pipeline indicators for South Australia

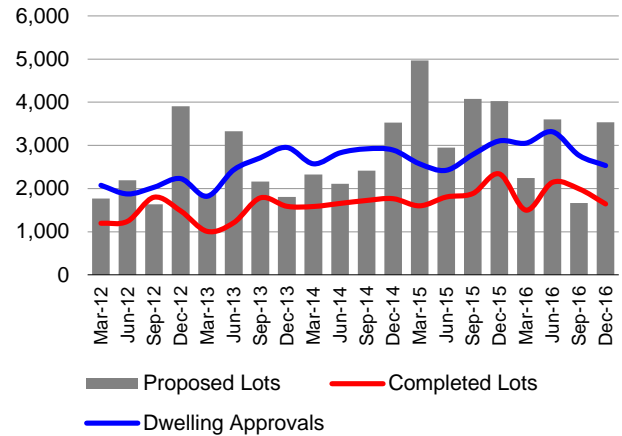


Figure 2: Land supply pipeline indicators for Greater Adelaide

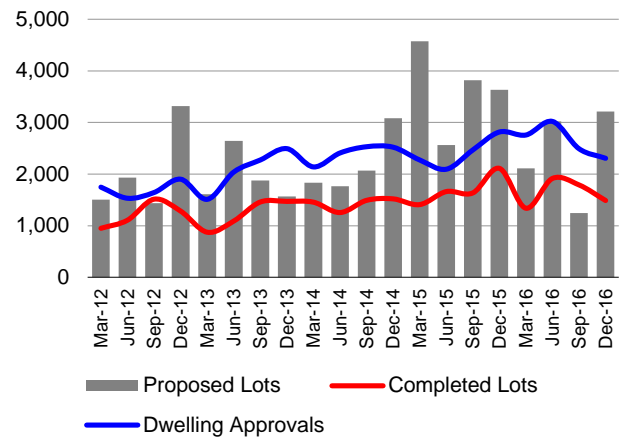


Figure 3: Land supply pipeline indicators for regional South Australia

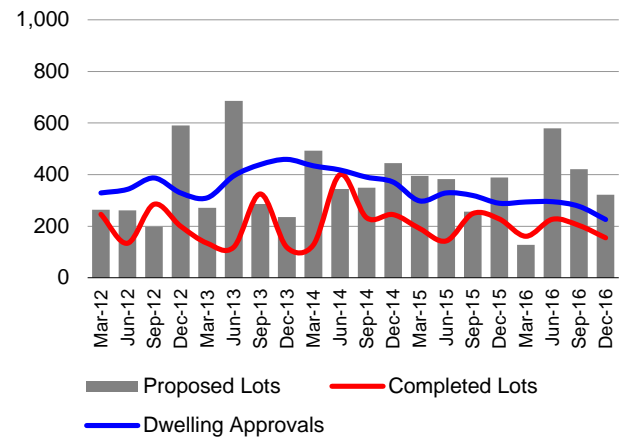
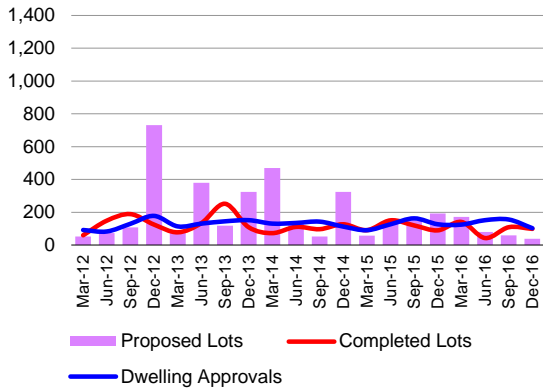
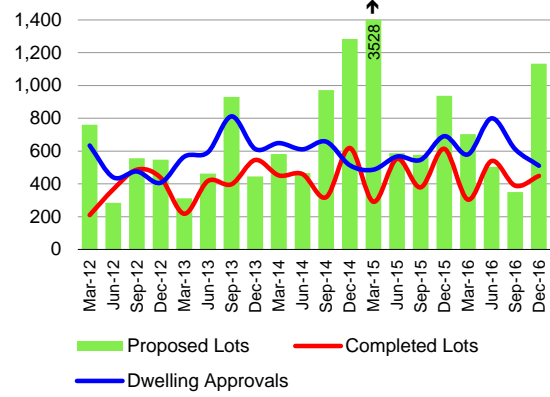


Figure 4: Land supply pipeline indicators for SAGRs in Greater Adelaide

Barossa, Light & Lower North

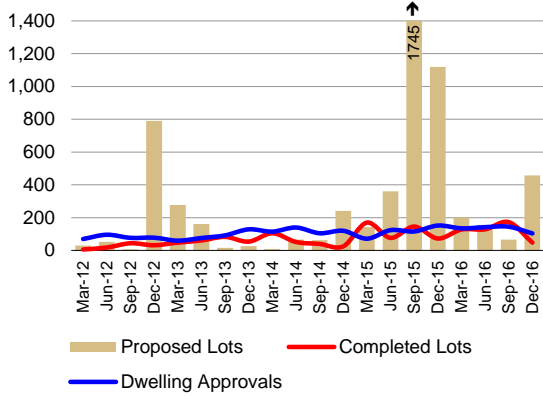


Northern Adelaide

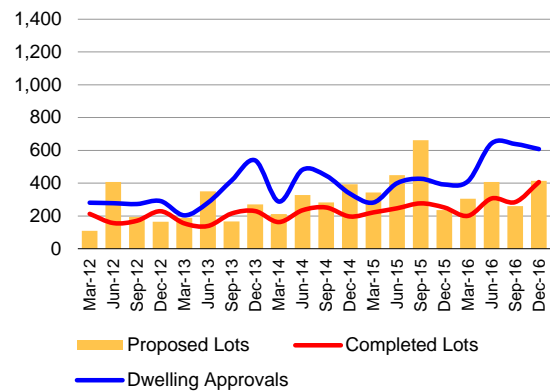


The March 2015 quarter includes 2,650 lots at Buckland Park.

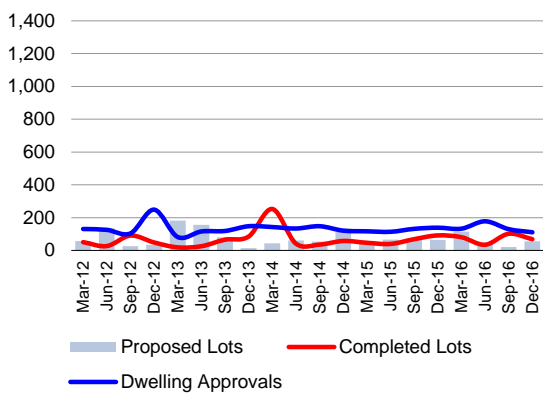
Adelaide Hills



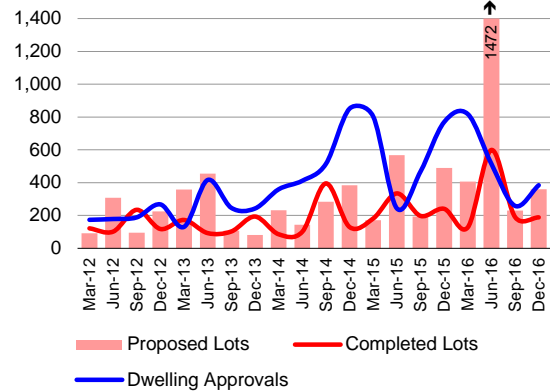
Western Adelaide



Fleurieu & Kangaroo Island



Eastern Adelaide (includes City of Adelaide)



Southern Adelaide

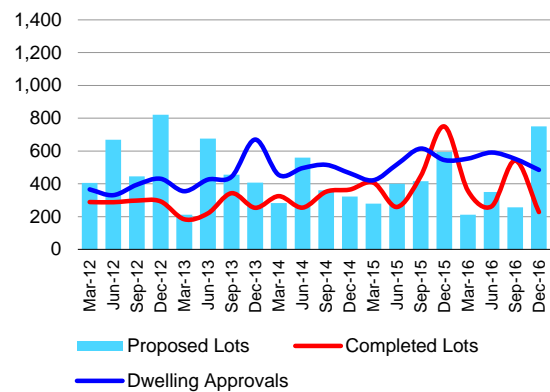


Table 1: Proposed lots in subdivision plans lodged by LGA and SAGR by quarter

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Playford	596	471	98	116	895
Port Adel. Enfield (East)	123	77	160	63	91
Salisbury	153	84	163	100	78
Tea Tree Gully	65	71	83	72	69
Northern Adelaide	937	703	504	351	1,133
Port Adel. Enfield (West)	24	43	75	30	58
Charles Sturt	122	174	230	150	195
West Torrens	90	88	103	80	161
Western Adelaide	236	305	408	260	414
Adelaide	274	213	860	10	29
Burnside	6	25	23	9	28
Campbelltown	99	77	158	73	115
Norwood P'ham St Peters	79	23	274	53	102
Prospect	12	42	86	67	34
Unley	10	5	22	13	11
Walkerville	10	22	49	4	40
Eastern Adelaide	490	407	1,472	229	359
Holdfast Bay	44	17	30	34	37
Marion	116	100	116	132	584
Mitcham	34	18	33	10	24
Onkaparinga	401	77	171	80	106
Southern Adelaide	595	212	350	256	751
Metropolitan Adelaide	2,258	1,627	2,734	1,096	2,657
Adelaide Plains	34	41	13	5	4
Barossa	37	122	2	35	28
Gawler	76	8	43	11	6
Light	46	1	23	8	1
Barossa L&LN	193	172	81	59	39
Adelaide Hills	296	40	20	42	6
Mount Barker	823	161	137	25	452
Adelaide Hills	1,119	201	157	67	458
Alexandrina	20	18	34	9	13
Victor Harbor	11	16	8	9	7
Yankalilla	30	6	5	0	26
Kangaroo Island	3	74	1	3	10
Fleurieu & KI	64	114	48	21	56
Outer Adelaide	1,376	487	286	147	553
Greater Adelaide	3,634	2,114	3,020	1,243	3,210

Source: EDALA, Development Division, Department of Planning, Transport and Infrastructure

Note: Proposed lots can include multiple applications over the same land parcel(s).

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Ceduna	1	0	0	0	0
Cleve	3	0	3	0	30
Elliston	0	0	0	0	1
Franklin Harbor	0	4	0	0	1
Kimba	0	3	0	0	0
Lower Eyre Peninsula	0	4	45	3	11
Port Lincoln	1	8	4	10	34
Streaky Bay	1	0	8	0	1
Tumby Bay	2	1	1	0	4
Whyalla	2	1	0	0	0
Wudinna	0	0	1	0	0
Eyre & Western	10	21	62	13	82
Coober Pedy	0	0	0	0	0
Flinders Ranges	0	0	0	0	0
Port Augusta	0	1	3	1	4
Roxby Downs	0	0	0	0	3
Out of Councils	0	0	1	0	1
Far North	0	1	4	1	8
Grant	14	0	12	3	1
Kingston	0	3	1	0	4
Mount Gambier	133	33	354	88	27
Naracoorte and Lucindale	4	6	7	4	2
Robe	0	2	1	93	31
Tatiara	1	0	1	5	15
Wattle Range	23	7	4	1	4
Limestone Coast	175	51	380	194	84
Berri Barmera	1	3	0	8	5
Coorong	105	1	1	132	0
Karoonda East Murray	0	0	2	0	1
Loxton Waikerie	2	10	4	12	4
Mid Murray	0	5	58	0	2
Murray Bridge	9	14	22	16	13
Renmark Paringa	5	2	6	5	33
Southern Mallee	2	0	1	0	0
Murray & Mallee	124	35	94	173	58
Barunga West	0	0	9	1	0
Clare and Gilbert Valley	35	9	0	5	1
Copper Coast	2	4	17	10	17
Goyder	0	0	0	0	0
Mount Remarkable	0	0	0	0	1
Northern Areas	1	1	0	0	0
Orroroo Carrieton	0	0	0	0	0
Peterborough	0	0	0	0	0
Port Pirie	40	3	3	22	65
Wakefield Regional	0	1	3	0	0
Yorke Peninsula	2	2	7	2	6
Yorke & Mid North	80	20	39	40	90
Regional SA	389	128	579	421	322
South Australia	4,023	2,242	3,599	1,664	3,532

Table 2: Lots with a certificate of approval by LGA and SAGR (section 51) by quarter

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Playford	193	44	171	63	161
Port Adel. Enfield (East)	182	170	182	121	89
Salisbury	110	135	179	84	109
Tea Tree Gully	52	52	27	82	47
Northern Adelaide	537	401	559	350	406
Port Adel. Enfield (West)	28	21	37	28	49
Charles Sturt	205	138	342	283	205
West Torrens	42	39	49	46	76
Western Adelaide	275	198	428	357	330
Adelaide	3	192	402	4	100
Burnside	4	5	15	12	17
Campbelltown	54	52	94	99	93
Norwood P'ham St Peters	44	56	27	23	19
Prospect	17	18	22	57	9
Unley	8	7	6	3	9
Walkerville	41	13	21	13	7
Eastern Adelaide	171	343	587	211	254
Holdfast Bay	41	17	25	26	29
Marion	114	94	121	123	110
Mitcham	47	25	28	49	19
Onkaparinga	606	230	143	224	226
Southern Adelaide	808	366	317	422	384
Metropolitan Adelaide	1,791	1,308	1,891	1,340	1,374
Adelaide Plains	2	21	3	45	20
Barossa	48	15	17	16	17
Gawler	128	67	35	60	57
Light	0	0	3	5	45
Barossa L&LN	178	103	58	126	139
Adelaide Hills	14	4	0	7	7
Mount Barker	56	122	121	165	43
Adelaide Hills	70	126	121	172	50
Alexandrina	62	50	54	16	12
Victor Harbor	60	12	14	11	42
Yankalilla	10	23	9	2	1
Kangaroo Island	6	6	10	24	2
Fleurieu & KI	138	91	87	53	57
Outer Adelaide	386	320	266	351	246
Greater Adelaide	2,177	1,628	2,157	1,691	1,620

Source: EDALA, Development Division, Department of Planning, Transport and Infrastructure

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Ceduna	0	0	2	1	0
Cleve	0	3	1	0	3
Elliston	0	2	0	0	0
Franklin Harbor	0	0	2	4	8
Kimba	0	0	0	3	0
Lower Eyre Peninsula	5	16	14	1	7
Port Lincoln	4	7	35	5	52
Streaky Bay	2	0	0	2	1
Tumby Bay	38	5	3	2	1
Whyalla	1	7	3	1	0
Wudinna	0	0	1	0	0
Eyre & Western	50	40	61	19	72
Coober Pedy	0	0	0	0	0
Flinders Ranges	0	0	0	0	0
Port Augusta	4	3	2	12	3
Roxby Downs	2	0	0	0	0
Out of Councils	0	0	0	0	0
Far North	6	3	2	12	3
Grant	32	14	8	13	49
Kingston	0	2	3	2	0
Mount Gambier	31	9	17	5	9
Naracoorte and Lucindale	18	2	3	6	5
Robe	0	2	13	1	1
Tatiara	5	1	0	5	4
Wattle Range	2	6	13	0	4
Limestone Coast	88	36	57	32	72
Berri Barmera	3	4	3	21	7
Coorong	43	35	13	1	1
Karoonda East Murray	0	0	0	0	0
Loxton Waikerie	8	5	27	5	8
Mid Murray	15	16	5	14	4
Murray Bridge	16	14	13	8	26
Renmark Paringa	2	1	1	12	2
Southern Mallee	0	0	0	3	0
Murray & Mallee	87	75	62	64	48
Barunga West	1	0	1	3	0
Clare and Gilbert Valley	5	0	2	3	3
Copper Coast	21	4	15	12	5
Goyder	0	0	0	0	0
Mount Remarkable	0	0	0	0	0
Northern Areas	0	0	1	1	0
Orroroo Carrieton	0	0	0	0	0
Peterborough	0	0	0	0	0
Port Pirie	10	3	7	3	2
Wakefield Regional	0	0	0	0	1
Yorke Peninsula	12	10	16	25	1
Yorke & Mid North	49	17	42	47	12
Regional SA	280	171	224	174	207
South Australia	2,457	1,799	2,381	1,865	1,827

Table 3: Completed lots deposited by LGA and SAGR by quarter

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Playford	207	44	165	58	133
Port Adel. Enfield (East)	219	135	237	91	125
Salisbury	145	75	110	188	120
Tea Tree Gully	43	50	28	52	71
Northern Adelaide	614	304	540	389	449
Port Adel. Enfield (West)	43	26	15	36	25
Charles Sturt	173	128	254	198	317
West Torrens	36	47	38	51	65
Western Adelaide	252	201	307	285	407
Adelaide	93	3	408	1	6
Burnside	7	6	11	12	13
Campbelltown	39	50	74	113	97
Norwood P'ham St Peters	33	37	45	19	23
Prospect	9	23	24	37	25
Unley	18	5	5	6	8
Walkerville	41	3	32	2	16
Eastern Adelaide	240	127	599	190	188
Holdfast Bay	35	30	21	24	27
Marion	126	92	89	152	103
Mitcham	14	51	20	59	13
Onkaparinga	575	184	133	307	85
Southern Adelaide	750	357	263	542	228
Metropolitan Adelaide	1,856	989	1,709	1,406	1,272
Adelaide Plains	4	1	24	28	19
Barossa	18	42	7	11	26
Gawler	66	98	12	67	43
Light	2	0	0	3	11
Barossa L&LN	90	141	43	109	99
Adelaide Hills	13	1	5	4	10
Mount Barker	60	127	124	169	38
Adelaide Hills	73	128	129	173	48
Alexandrina	26	53	15	39	24
Victor Harbor	40	19	10	18	36
Yankalilla	10	3	7	25	1
Kangaroo Island	16	6	3	20	8
Fleurieu & KI	92	81	35	102	69
Outer Adelaide	255	350	207	384	216
Greater Adelaide	2,111	1,339	1,916	1,790	1,488

Source: EDALA, Development Division, Department of Planning, Transport and Infrastructure

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Ceduna	3	0	0	3	0
Cleve	6	0	0	2	0
Elliston	1	2	0	0	0
Franklin Harbor	0	0	2	0	12
Kimba	0	0	0	0	3
Lower Eyre Peninsula	12	6	1	14	12
Port Lincoln	37	8	24	7	4
Streaky Bay	1	2	0	1	0
Tumby Bay	0	3	38	5	2
Whyalla	1	4	0	5	0
Wudinna	1	0	0	3	0
Eyre & Western	62	25	65	40	33
Coober Pedy	0	0	0	0	0
Flinders Ranges	0	0	0	0	0
Port Augusta	3	3	3	11	5
Roxby Downs	0	2	0	0	0
Out of Councils	0	0	2	1	0
Far North	3	5	5	12	5
Grant	29	4	3	19	39
Kingston	0	2	0	0	1
Mount Gambier	22	10	7	18	5
Naracoorte and Lucindale	20	3	1	7	3
Robe	1	1	13	1	0
Tatiara	0	5	2	4	2
Wattle Range	4	1	6	4	9
Limestone Coast	76	26	32	53	59
Berri Barmera	2	2	5	17	4
Coorong	3	41	47	1	1
Karoonda East Murray	0	0	0	0	0
Loxton Waikerie	1	10	26	4	6
Mid Murray	7	24	6	10	4
Murray Bridge	22	8	8	11	25
Renmark Paringa	10	1	0	8	2
Southern Mallee	0	1	0	3	0
Murray & Mallee	45	87	92	54	42
Barunga West	0	0	1	0	4
Clare and Gilbert Valley	6	4	2	2	2
Copper Coast	13	7	17	11	6
Goyder	0	0	0	0	0
Mount Remarkable	0	0	0	0	0
Northern Areas	3	0	0	2	0
Orroroo Carrieton	0	0	0	0	0
Peterborough	0	0	0	0	0
Port Pirie	13	0	3	10	1
Wakefield Regional	0	0	0	0	0
Yorke Peninsula	7	7	10	19	3
Yorke & Mid North	42	18	33	44	16
Regional SA	228	161	227	203	155
South Australia	2,339	1,500	2,143	1,993	1,643

Table 4: Dwelling approvals by LGA and SAGR by quarter

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Playford	135	167	201	139	176
Port Adel. Enfield (East)	189	187	229	253	190
Salisbury	276	145	294	141	75
Tea Tree Gully	91	81	76	78	70
Northern Adelaide	691	580	800	611	511
Port Adel. Enfield (West)	64	51	61	63	53
Charles Sturt	267	284	440	426	371
West Torrens	61	77	142	150	184
Western Adelaide	392	412	643	639	608
Adelaide	335	281	79	13	30
Burnside	42	22	37	26	47
Campbelltown	148	136	200	118	128
Norwood P'ham St Peters	158	304	86	44	99
Prospect	55	38	54	26	54
Unley	25	26	16	24	17
Walkerville	6	11	42	7	9
Eastern Adelaide	769	818	514	258	384
Holdfast Bay	77	56	44	54	50
Marion	203	168	221	177	154
Mitcham	45	45	60	71	53
Onkaparinga	220	285	266	250	228
Southern Adelaide	545	554	591	552	485
Metropolitan Adelaide	2,397	2,364	2,548	2,060	1,988
Adelaide Plains	11	14	23	20	13
Barossa	39	21	30	53	28
Gawler	57	74	67	62	45
Light	20	16	32	21	17
Barossa L&LN	127	125	152	156	103
Adelaide Hills	52	27	35	28	20
Mount Barker	100	108	107	117	84
Adelaide Hills	152	135	142	145	104
Alexandrina	64	68	73	78	56
Victor Harbor	40	37	76	20	33
Yankalilla	33	21	24	21	16
Kangaroo Island	2	7	5	11	6
Fleurieu & KI	139	133	178	130	111
Outer Adelaide	418	393	472	431	318
Greater Adelaide	2,815	2,757	3,020	2,491	2,306

Source: Australian Bureau of Statistics, *Building Approvals, Australia*, cat. no. 8731.0, ABS, Canberra.

Note: Out of Council in the Far North SAGR contains data for all unincorporated areas.

LGA / SAGR	Dec 2015	Mar 2016	Jun 2016	Sep 2016	Dec 2016
Ceduna	5	2	0	2	4
Cleve	0	1	0	1	0
Elliston	1	1	0	0	1
Franklin Harbor	3	0	4	0	1
Kimba	0	0	0	0	0
Lower Eyre Peninsula	12	6	6	2	8
Port Lincoln	14	11	15	15	9
Streaky Bay	3	0	7	1	1
Tumby Bay	4	6	1	5	1
Whyalla	8	15	5	1	1
Wudinna	0	0	1	0	2
Eyre & Western	50	42	39	27	28
Cooper Pedy	0	1	0	0	0
Flinders Ranges	0	1	3	0	1
Port Augusta	10	7	7	6	2
Roxby Downs	0	0	0	0	0
Out of Councils	2	0	1	3	5
Far North	12	9	11	9	8
Grant	3	8	8	9	9
Kingston	3	2	8	8	3
Mount Gambier	21	23	27	18	26
Naracoorte and Lucindale	10	0	10	8	8
Robe	12	3	4	5	5
Tatiara	2	2	2	4	0
Wattle Range	3	11	10	12	3
Limestone Coast	54	49	69	64	54
Berri Barmera	4	10	5	4	4
Coorong	8	3	9	9	4
Karoonda East Murray	0	0	0	0	1
Loxton Waikerie	3	10	11	7	14
Mid Murray	17	14	21	19	12
Murray Bridge	34	60	38	29	31
Renmark Paringa	10	7	11	14	8
Southern Mallee	3	0	0	1	0
Murray & Mallee	79	104	95	83	74
Barunga West	6	3	2	7	1
Clare and Gilbert Valley	9	12	4	9	11
Copper Coast	33	41	35	31	23
Goyder	0	1	0	2	1
Mount Remarkable	1	1	4	2	1
Northern Areas	0	4	1	3	2
Orroroo Carrieton	0	0	0	2	0
Peterborough	0	0	0	0	0
Port Pirie	15	6	8	9	10
Wakefield Regional	6	5	7	12	4
Yorke Peninsula	24	17	20	17	9
Yorke & Mid North	94	90	81	94	62
Regional SA	289	294	295	277	226
South Australia	3,104	3,051	3,315	2,768	2,532

South Australia's new planning system

Saturday 1 April 2017 marks the start of South Australia's new planning system with the *Planning, Development and Infrastructure Act 2016* (PDI Act) coming into operation on that date.

The areas of the PDI Act that commence from 1 April 2017 include:

- objects, principles and general responsibilities under the Act
- the establishment of the new State Planning Commission
- the framework to develop a new Community Engagement Charter, which will put consultation and participation at the forefront of the planning process
- the establishment of the Minister's three statutory Advisory Committees to support the implementation of the new system
- the commencement of basic Infrastructure Scheme provisions and pilot general scheme provisions to provide new tools that ensure new infrastructure can be funded and delivered in-line with development
- the establishment of the Environment Food Production Areas (EFPAs) to preserve our vital food and agricultural lands and ensure our growth is sustainable and supports better service delivery
- the capacity for multiple councils to establish Joint Planning Agreements; and
- the establishment of the first stage of ePlanning via the SA Planning Portal.

Further information about South Australia's new planning system and the upcoming changes can be found on the [SA Planning Portal](#).

South Australian government resources

SA Planning Portal

The SA Planning Portal is the new one-stop destination for planning in South Australia. It will grow and change as elements of the new planning system come into operation.

<http://www.saplanningportal.sa.gov.au/>

Location SA Map Viewer

The Location SA Map Viewer is a tool that enables users to view many of the state government's spatial datasets. Links to Data.SA are provided if they are available for download.

<http://www.location.sa.gov.au/viewer/>

Property Location Browser

The Property Location Browser (PLB) is a free map-based application that can be used to view land administration boundaries and information about ownership of land.

<http://maps.sa.gov.au/plb/>

Data.SA

Data.SA is the South Australian Government's open data directory and is home to over 1000 datasets. Searching here will also include results from the Commonwealth's open data portal at [Data.Gov](#).

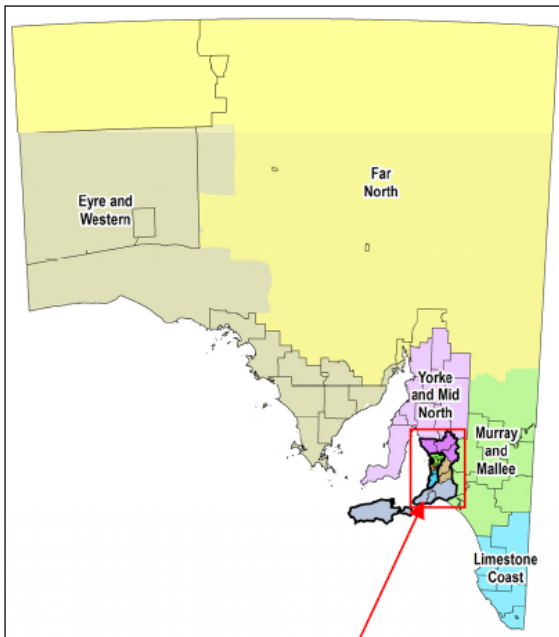
<https://data.sa.gov.au/>

Sa.gov.au

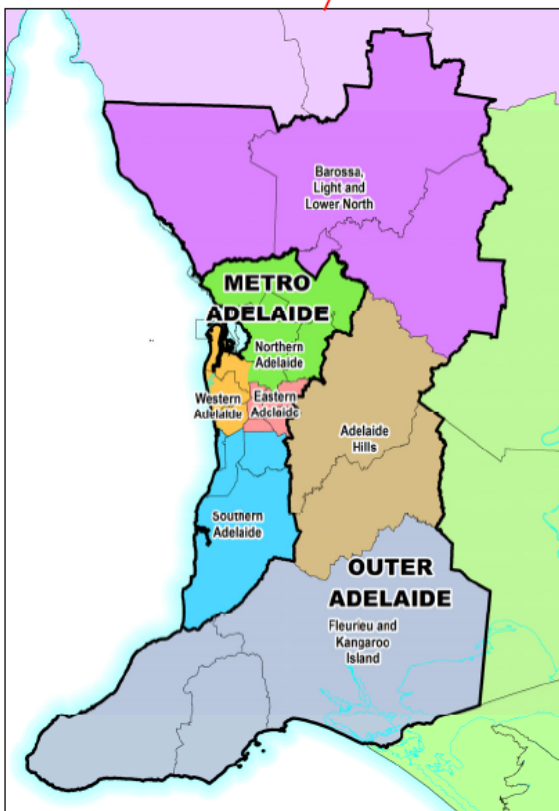
SA.gov is the entry point to South Australian government information and services. It contains links to the parliament, departments and various organisations.

<http://www.sa.gov.au/>

SA Government Regions



Greater Adelaide



Glossary

ABS	Australian Bureau of Statistics
DAC	Development Assessment Commission
DPTI	Department of Planning, Transport and Infrastructure
GAR	Greater Adelaide Region (as defined by <i>The 30-Year Plan for Greater Adelaide</i>). GAR = MA + OA.
LGA	Local Government Area
LTO	Lands Titles Office
MA	Metropolitan Adelaide
OA	Outer Adelaide
Regional SA	South Australia minus Greater Adelaide
SAGR	South Australian Government Region

Proposed Lots in Subdivision: The number of additional lots lodged with the DAC. This includes community strata titles (i.e. apartments). An application for land division in South Australia must be lodged centrally with the DAC. Activity levels within an LGA reflect the sporadic level of lodgement of applications. The speed with which applications proceed through the planning process can vary greatly and some applications could be Refused, Withdrawn or Lapsed.

Certificate of Approval: The number of lots issued with the DAC Certificate of Approval. This stage indicates that all the planning conditions and land division requirements have been complied with (i.e. final construction of roads, services and open space). The Planning process is completed. However, the allotments are not yet legally created at this stage.

Completed Lots (Deposits): The number of lots deposited at the LTO. A final plan of division, together with the Land Division Certificate of Approval is lodged with the Registrar General for deposit at the Lands Titles Registration Office. The allotments are legally created following the deposit of the plan at the LTO.

Dwelling Approvals: Data collected by the Australian Bureau of Statistics on the number of houses and other residential dwellings approved to be built.

Report published April 2017.

© Government of South Australia, 2016.

This document may be reproduced free-of-charge in any format providing that it is reproduced accurately and not used in any misleading context. It must be acknowledged as Government of South Australia copyright and the title of the document specified.

disclaimer

While every reasonable effort has been made to ensure that this document is correct at the time of publication, the State of South Australia and its agencies, instrumentalities, employees and contractors disclaim any and all liability to any person in respect to anything or the consequence of anything done or omitted to be done in reliance upon the whole or any part of this document.



For further information

call: (08) 7109 7134, (08) 7109 7124

visit: www.sa.gov.au/planning/landsupplymonitoring



Government of South Australia

Department of Planning,
Transport and Infrastructure