



Hon Steven Miles MP
Deputy Premier
Minister for State Development, Infrastructure,
Local Government and Planning
Minister Assisting the Premier on Olympics Infrastructure

Our ref: MBN22/771

15 SEP 2022

Mr Andrew Chesterman
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Dear Mr Chesterman

I refer to my letter of 24 June 2021 in which I notified the Redland City Council (the council) of my intention to issue a ministerial direction to the council to undertake a new Housing Supply and Diversity Strategy (the strategy) and the council's subsequent submission on the matter in which the council indicated its objection to preparing the strategy as a priority.

Effective planning and management of growth is a shared responsibility of both state and local government. Increased housing supply, choice and diversity is critical to ensure housing affordability and it is incumbent on every local government to look ahead to ensure that housing provision meets the diverse needs of existing and future populations. The completion of the strategy is important not just to address housing supply, but also to ensure the right type of housing is being provided to align with community's needs and changing demographics.

I am advised that as currently drafted, the *Redland City Plan 2018* (the City Plan) does not provide sufficient opportunity to deliver diverse housing options in the local government area. I note the council has proposed several planning scheme amendments that relate to housing. While these amendments are still under consideration, I am advised that they have specific application and will not address the broader significant issue of housing supply and diversity in the Redland area.

The Department of State Development, Infrastructure, Local Government and Planning (the department) has requested the council to undertake the strategy on many occasions since it was advised by the former Planning Minister as part of the 2018 approval to adopt the City Plan. Accelerated population growth, increased construction costs and unprecedented weather events have exacerbated the need for action now to ensure the provision of housing choice and diversity in the Redland area.

It is disappointing Council has been unable to update its housing strategy.

Continuing to delay this work will significantly disadvantage the Redland community, especially in light of the critical housing supply challenges facing the region. On this basis, I have decided to assist the council in undertaking this work.

I advise the council that I have decided to exercise my powers under section 27 of the Planning Act to urgently undertake the strategy for you and consider what amendments are needed to the City Plan to facilitate the range of housing needs identified by the strategy. The notice of my decision with reasons is enclosed.

The strategy is to be undertaken in three stages – review, investigation and implementation. The purpose of the strategy is to investigate housing supply and diversity in the Redland area

and provide the evidence base for my consideration of any amendments required to the City Plan.

The Queensland Government will also consider future infrastructure that would support population growth and increase housing supply.

A project management plan for the strategy will be prepared and provided to the council as soon as practicable. The project management plan will set out how the department will undertake the strategy so that the council and the community are aware of its timing and scope.

The state is committed to working with and supporting all local governments to ensure their plans and strategies achieve the state interest for housing supply and diversity, as well as the council's objectives and the expectation of the community in planning for growth in the Redland area.

If you require any further information regarding this matter, please contact Ms Danielle Cohen, Chief of Staff in my office, by email at danielle.cohen@ministerial.qld.gov.au or by telephone on (07) 3719 7100.

Yours sincerely



STEVEN MILES MP
DEPUTY PREMIER
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Enc

cc Councillor Karen Williams
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