

30 August 2017

Dear Resident

You may be aware, Life Care, a not for profit provider of aged care services, is proposing a new retirement facility at 157 Beulah Road (between George and Queen Streets on Beulah Road), Norwood.

As a local resident living adjacent to the proposed development site we are writing to invite you to be part of the upcoming community engagement process. We welcome your involvement to have your say on the proposed development concept.

Residents who wish to be involved in the engagement process will be invited to join a facilitated community reference group to work with our planners to identify key issues and ideas that can be presented to the Minister for Planning as part of the planning assessment process.

The aim of this engagement is to enable you to contribute your ideas and concerns.

We would like to emphasise that our preliminary development concepts are a starting point - they will be scrutinised and reviewed as part of the planning assessment process established by the State Government.

I acknowledge that members of the community have already expressed concern to us about the proposed development concepts. We hope that through this engagement process we can, where possible, identify solutions while ensuring key issues are documented and submitted as part of the planning assessment process.

If you would like to be involved in the engagement, or you would like to discuss the engagement process before making a decision, please contact our community liaison team on 1800 431 301 (Monday to Friday 8am – 6pm) or via discuss@lifecare.org.au

Site investigations:

To gather necessary data to fully respond to the Development Guidelines, set by the former Development Assessment Commission, that need to be addressed by the Development Report, we will be undertaking soil investigation works in the coming weeks. A small four wheel drive containing investigative equipment will be on site to take soil samples needed to gather geotechnical data. This in no way indicates that the proposed development will proceed and the samples will be needed no matter the eventual development concept.

Your involvement in this community engagement opportunity is important to us and your ideas and suggestions will help inform our final proposal.

We look forward to hearing from you.

Yours sincerely



Allen Candy
Chief Executive Officer

Project background:

Earlier this year, the State Government established special planning provisions for aged care providers wishing to develop aged care facilities and retirement villages to help meet the increasing demand for modern, contemporary living environments for older South Australians.

In response to these provisions, Life Care has prepared development concepts for several of its properties, including the property at Norwood. We have lodged these draft concepts with the Department for Planning, Transport and Infrastructure.

These proposed concepts are a starting point and have been prepared in order to initiate the planning assessment process. This process involves discussions and presentations with a Design Review Panel and Associate Government Architect as part of a formal Design Review Process.

The planning assessment process is expected to take some four to five months before a recommendation is made to the Governor.

Further proposal details:

More details about the proposed developments can be found on the Department of Planning, Transport and Infrastructure's website:

http://www.sa.gov.au/__data/assets/pdf_file/0009/327834/GUIDELINES-FINAL-DAC-endorsed-Aged-Care-Norwood.pdf