

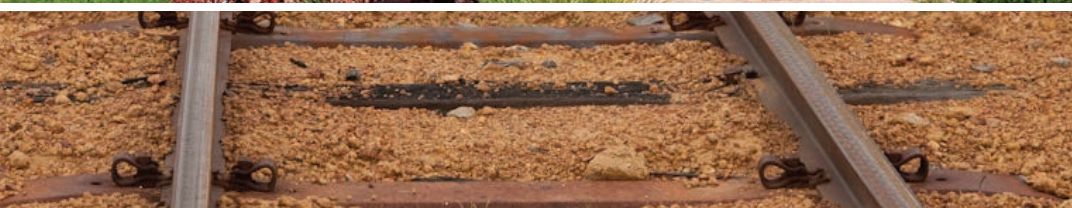


Wheatbelt

Regional Planning and Infrastructure Framework

Part B: Regional Infrastructure Planning

December 2015



Department of
Planning



Western
Australian
Planning
Commission



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Published by the
Western Australian Planning Commission
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140 William Street
Perth WA 6000

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Perth WA 6001

Published December 2015

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Appendices

Based on the vision and objectives for the Wheatbelt, the three following appendices provide detail of initiatives and projects broadly discussed in the three chapters of this Framework – Liveable Communities, Vibrant Economy and Valued Natural Amenity.

The initiatives in Appendix 1A and 1B are studies that would typically be undertaken by agencies responsible for planning, regional development, education, health and agriculture. Note: projects that would be led by Wheatbelt Development Commission are provided separately in its Blueprint document.

A list of committed infrastructure projects is outlined in Appendix 2. These mainly relate to capital works, or studies that would lead to capital works.

In developing this Framework, the anticipated direction for regional infrastructure has also been contemplated. As a result, a range of infrastructure projects has been identified that could achieve the region's vision. However, there is competing funding needs across the State, and the identification of projects in this Framework should not be taken as a commitment for Government funding. Individual projects will still be subject to normal budgetary and Treasury processes. The anticipated directions for regional infrastructure are listed in Appendix 3.





Appendix 1A – WAPC planning initiatives

No	Western Australian Planning Commission initiatives	Strategic direction of SPS targeted
1	Develop and implement land release plans that: <ul style="list-style-type: none"> • identify land required for residential, rural residential, commercial and industrial land uses; • investigate the servicing opportunities and constraints of the identified land parcels; and • consider human services Infrastructure in terms of education, health and aged care. 	Land availability, Social infrastructure, Physical infrastructure
2	Identify planning responses required to manage changed freight impacts on townsites arising from the closure of Tier 3 rail.	Physical infrastructure
3	Following completion of the Coastal Hazard Risk Management and Adaptation Planning Study being carried out by the shires of Dandaragan and Gingin, identify required planning responses.	Physical infrastructure, Environment
4	Provide advice to local governments explaining coastal planning roles and responsibilities.	Environment
5	Develop planning guidance that can be used in Wheatbelt planning schemes to provide a flexible approach for the planning and development of aged-care sites.	Social infrastructure
6	Following commencement of the South West Native Title Settlement, assist Noongar people to utilise the planning system.	Economic development, Social infrastructure.
7	Review WAPC policy to provide guidance on poultry farms, abattoirs, animal premises and basic raw materials.	Economic development, Agriculture and food
8	Prepare a Planning Bulletin aimed at rural landholders explaining the subdivision process relating to the realignment of property boundaries in rural areas.	Economic development
9	Develop and implement a strategy to identify the region's valued landscapes and the strategic viewpoints and travel routes associated with these.	Environment, Social Infrastructure
10	Review WAPC policy to provide guidance on the location and design of service centres along major travel routes in regional areas.	Land availability, Physical Infrastructure





No	Western Australian Planning Commission initiatives	Strategic direction of SPS targeted
11	Consider the circumstances where the use of 'fit-for-purpose' and 'stand alone' infrastructure services may be suitable.	Economic development, Physical Infrastructure
12	Facilitate long-term strategic planning for the lower Gingin – Indian Ocean Drive corridor focusing on possible economic and employment opportunities, service provision and the preservation of environmental assets.	Economic development, Land availability, Physical infrastructure, Environment.
13	Prepare a Planning Bulletin and consider review of WAPC policy that deals with conditions of subdivision relating to power supply.	Physical infrastructure
14	Provide assistance and advice to local governments on the planning arrangements for regional facilities such as landfills.	Physical infrastructure
15	Provide assistance and advice to local governments on the planning arrangements for composite or rural enterprise lots.	Economic development, land availability
16	Assist local governments preparing local planning strategies by providing greater leadership on matters of State significance, such as primary production, basic raw materials, biodiversity, bushfire risk, regional infrastructure, land supply, lot activity and population forecasts.	Land availability, Social infrastructure, Physical infrastructure



Appendix 1B – Other Agency Planning Initiatives

No	Agency initiatives	Lead agency	Strategic direction of SPS targeted
1	Implementation of the Wheatbelt Regional Investment Blueprint	WDC	Economy, Agriculture and food, Education, training and knowledge transfer, Social infrastructure
2	<p>Identify opportunities to improve the sustainability of primary production across the region and include analysis of further opportunities in domestic and international markets.</p> <p>This initiative will include implementation of:</p> <ul style="list-style-type: none"> • AgriFoods 2025+ : the future Way (DAFWA) • Pathways to Resilience (DAFWA) • Bridging the Yield Gap (DAFWA) 	DAFWA	Agriculture and food, Economic development
3	Plan for expansion of the horticulture industry on the Dandaragan Plateau and areas west of the Brand Highway, including a sustainable water supply, to support WA's food security.	DAFWA	Environment, Agriculture and food
4	<p>Develop and implement a program to preserve, enhance and develop tourism and recreation experiences and infrastructure across the region. This will address:</p> <p>the capacity of existing touring routes as drawcards to attract and keep visitors in the region longer (e.g. Indian Ocean Drive, the Golden Pipeline, Great Western Woodlands, Tin Horse Highway, Pioneers Pathway, Pathways to Wave Rock);</p> <ul style="list-style-type: none"> • built form historical assets; • linkages/networks for regional touring routes; and • opportunities for new tourism infrastructure at strategic locations; and • support for innovative special sector tourism opportunities relating to the assets of the Wheatbelt including but not limited to agritourism, showcasing farming; aboriginal cultural experiences; and aquaculture. <p>This initiative will include implementation of the Destination Development Priorities established in Experience Perth; Australia's Coral Coast; Australia's Golden Outback and Turquoise Coast.</p>	Tourism / WDC (subject to resourcing)	Tourism, Economic development
5	Develop a passenger transport strategy for Wheatbelt to provide improved inter and intra-regional access.	DoT / PTA	Physical infrastructure



No	Agency initiatives	Lead agency	Strategic direction of SPS targeted
6	<p>Develop a strategy to guide investment in education services and infrastructure. This will consider and/or address:</p> <ul style="list-style-type: none"> • school catchments that may cross regional boundaries; • mechanisms to achieve improved education outcomes for students; • delivery of a range of supported learning opportunities to outlying smaller schools from large, strategic centres such as Narrogin, Northam, Moora; Jurien Bay and Merredin; • respond to changing demographics and catchments to provide for delivering a range of learning opportunities in regional areas; • the use of modern technology by linking smaller satellite schools to the regional centres via web based facility; • support services such as speech and occupational therapists; • links to universities and principal groups to support teaching and administration staff; and • the attraction and retention of quality principals and teachers in the region. 	DoE	Education, training and knowledge transfer, Social infrastructure
7	<p>Implement strategies to address youth related issues. This initiative will include implementation by:</p> <ul style="list-style-type: none"> • the Wheatbelt Youth Network (RDA) – the Wheatbelt Youth Strategy and the Wheatbelt Youth Action Groups. • Wheatbelt Youth Leadership Development (RDA) Wheatbelt initiative – engaging youth. 	RDAW	Social infrastructure
8	<p>Support a greater range of cultural events and programs, by:</p> <ul style="list-style-type: none"> • attracting a variety of touring artists; • promoting cultural and artistic activities for, and by, local people; • ensuring that community need, skills and resources can sustain investment in built infrastructure; • promoting social activities including Artbelt, Wheat-beats and Voices of the Wheatbelt Programs; and • support the delivery of workshops and events. 	LG, DCA, Country Arts WA	Social infrastructure
9	<p>Support enhanced community safety initiatives through the preparation of community safety and crime prevention plans.</p>	WA Police	Social infrastructure
10	<p>In implementing the initiatives of the Wheatbelt Framework, develop collaborative partnerships across government in conjunction with Aboriginal people in the design and delivery of services.</p>	DAA	Social infrastructure





No	Agency initiatives	Lead agency	Strategic direction of SPS targeted
11	<p>Prepare a strategy to acknowledge, and manage to improve environmental values and to promote sustainable outcomes. This will include:</p> <ul style="list-style-type: none"> • sub-regional flora and vegetation surveys to provide more detailed information and context for future decision-making (Priority areas include the Swan Coastal Plain north of Moore River, and the Dandaragan Plateau); • management of the Conservation Estate including potential tourism opportunities and impacts; and • identify linkages and connectivity between conservation areas, remnant vegetation and other areas with landscape, recreation and / or cultural values. 	DPAW	Environment
12	Provide information regarding Indigenous and European historical site locations to inform the establishment of environmental and cultural corridors.	DAA / HCWA	Social infrastructure, Environment
13	Coordinate regional water planning to ensure that future supply meets the needs of population, agriculture and other business growth.	DoW	Environment Physical infrastructure
14	Identify and respond to the coast's vulnerability to change (e.g. climate change) particularly in the context of urban growth and management of the natural systems.	DOT / LG	Environment, land availability
15	Investigation to identify site in the vicinity of Jurien Bay for a Regional Airport.	LG	Physical infrastructure
16	Regional water availability: investigate the West Midlands – Capitella Valley to identify groundwater resources which could be development for irrigated agriculture.	DAFWA	Environment, Agriculture and food
17	High-quality agricultural land: identify the State's most productive and versatile agricultural land.	DAFWA	Environment, Agriculture and food





Appendix 2 – Committed Wheatbelt infrastructure projects

No	Project	Description	Comment
1	Perth-Darwin National Highway Great Northern Highway (Muchea to Wubin)	Reconstruct, widen and upgrade 87km of various sections of Great Northern Highway between Muchea and Wubin as part of Australia's National Highway.	Listed in the Regional Freight Plan as 2015+. \$99M in 2014-15 State budget, including realigning Bindi Bindi curves. \$116.5M of funds (works in progress) in 2015-16 State budget for Stage Two.
2	Grain Freight Strategy – Upgrade of Tier 1 and 2 Network	State and Federal government funding announced in November 2010 and January 2011 respectively, underwrites the \$164.5M Tier 1 and 2 narrow gauge grain rail re-sleeping program, which will see around 1,265km of rail lines dedicated to grain freight re-sleepered over the next four years.	Funded project
3	Grain Freight Strategy – Road Network Upgrades	The State Government has allocated \$43.8M over four years to complete improvement works on State roads. \$60.6M has been allocated to local roads and \$14M of recurrent funding over five years for road maintenance.	Funded project
Infrastructure			
4	Water supply upgrades	Infrastructure upgrades for pumping, treatment and delivery of water supply to allow the growth of Wheatbelt town sites. Acknowledge current funding for infrastructure upgrades and ensure future funding is provided to ensure ongoing water supply for regional communities.	Part of the Water Corporation's ongoing program of works. \$7.2M funded on Goldfields and Agricultural Water Supply Scheme in 2013-14 State budget. \$25.8M of funds in 2015-16 State budget on maintenance and upgrades to water and wastewater infrastructure, including new storage tank facilities in Cunderdin and Barbalin.
5	Mid West Energy Project - South Section	Construction of a 330kV double circuit transmission line to Three Springs.	Construction underway.





No	Project	Description	Comment
Communications			
6	National Broadband Network	Improved broadband services to Wheatbelt towns.	Ongoing - delivered by National Broadband Network Co.
Health and education			
7	<p>Southern Inland Health Initiative</p> <p>(A) District Hospital Upgrades for Northam, Narrogin and Merredin</p> <p>(B) Small Hospital and Nursing Post Upgrades</p> <p>(C) Primary Health Care Demonstration sites</p> <p>(D) Upgrades and refurbishment of health facilities.</p>	<p>Major upgrades to hospital campus, 24/7 doctor coverage support and strengthening of the primary care clinical services provided. Building Audits have been undertaken at 36 hospitals and nursing post sites to identify and prioritise capital works. An 'early works' building program has commenced, while planning continues for further infrastructure upgrades and refurbishments. \$565.34M funded under Royalties for Regions in 2013-14.</p>	<p>\$230M allocated over three years (2014-15 to 2016-17); \$95 million on refurbishing or building new small health facilities; and \$89 million on upgrading key clinical areas and additional ambulatory care spaces in Northam, Narrogin and Merredin hospitals.</p> <p>Funding does not include towns where facilities do not currently exist, but where there are growth pressures e.g. Jurien Bay, Lancelin, Bindoon, Gingin.</p>





No	Project	Description	Comment
Health and education (cont.)			
8	Upgrades to regional health facilities.	Part of the ongoing program of works and improvements for Country Health WA.	<p>In 2014-15 State budget</p> <ul style="list-style-type: none"> • \$3 million for Eastern Wheatbelt District including Merredin Hospital; • \$2 million for the Northam Cancer Centres; • \$1 million for four-chair renal dialysis at Northam Hospital and two-chair haemodialysis at Moora Hospital. <p>\$12M of funds (new works and works in progress) in 2015-16 State budget for hospitals and health centres in Eastern Wheatbelt District and cancer centres in Narrogin and Northam.</p>
9	CY O'Connor Institute – Campus at Narrogin	The full project will deliver workshops, classrooms and training facilities as well as associated student amenities. A site has been found. Initial budget \$2.3 M from State Budget, \$600K from Wheatbelt Regional Grants Scheme and \$200K in kind from Town of Narrogin. Current approach is to stage the development.	Part funded in 2012-13, with \$2.3M funded in 2013-14 State budget from Royalties for Regions.
10	Muresk revitalisation project and establishment of the Muresk Institute Stage One	To revitalise and transform Muresk into a multi-use and multi-tenanted viable vocational training and tertiary education precinct with residential facilities.	\$10M part-funding in 2012-13, with \$4.9M funded in 2013-14 State budget from Royalties for Regions.
11	Ongoing improvement of Primary, District and Secondary Schools	Part of the Department of Education's ongoing program of works. Refurbish and upgrade facilities to meet Australian standards.	Funds allocated in the 2014-15 budget to upgrade Cunderdin Agricultural College and Merredin Residential College.





No	Project	Description	Comment
Infrastructure studies			
12	Implementation of Supertowns infrastructure projects	Implementation of the Northam and Jurien Bay SuperTown infrastructure projects. Acknowledge current works and identify any future project requirements.	Underway
13	Weather station Network	Network of automatic weather stations throughout the State to provide weather data to assist growers and regional communities. Improved weather data and improved seasonal forecasting tools.	DAFWA
14	New Genes for New Environment - Merredin	A range of facilities and equipment dedicated to work on genetically modified crops	DAFWA
15	Managed Environment facilities - Merredin	Provide essential infrastructure and support for field research projects directed at identifying adaptive traits and management strategies for improved productivity of field crops growing in water limited environments.	DAFWA





Appendix 3 – Anticipated direction for regional infrastructure

No	Project	Description	Comment
Transport			
1	Grain Freight Strategy - upgrading freight facilities	Improve Rail efficiencies at strategic such as Brookton and Kellerberrin by working with industry to extend rail sidings and enhance rapid loading facilities for the transfer of grain from road to rail for the journey to port.	
2	Perth-Adelaide Corridor Great Eastern Highway	Reconstruct and widen sections of Great Eastern Highway. Great Eastern Highway forms part of the Perth-Adelaide Corridor, and is the major east-west road link between Perth and the Eastern States, and Perth and the eastern part of WA.	Listed in the Regional Freight Plan as Stage 1 - 2015+ and Stage 2 - 2020+
Various state road upgrades			
3	(A) Albany Highway	Upgrade Albany Highway from Bedforddale Hill to Arthur River	Listed in the Regional Freight Plan as 2015+
	(B) Great Southern Highway Chidlow – York Road (Three Bridges Section)	Reconstruct and widen sections of the Chidlow-York Road, which forms an important link to the Metropolitan area from the eastern and south-eastern Wheatbelt and forms part of the Great Southern Highway. It is an alternative to Great Eastern Highway for eastbound overweight and over width traffic and carries grain, fertiliser, general freight and tourist traffic.	
	(C) Narrogin - Kondinin Road Wickepin to Kulin	Widen the existing road from a single lane seal to two lanes, and realign substandard sections of road between Wickepin and Kulin. This project is located on the route connecting the port city of Bunbury with Merredin on the Great Eastern Highway, allowing traffic to travel to Bunbury without first travelling to Perth. This is an important route for the transport of grain, fertiliser and general freight.	
	(D) Northam - Pithara Road	Widen and reconstruct to eight metres wide. The road width is inadequate for the volume of traffic and the increasing number of heavy vehicles using this route. There is potential this road to service the resource sector in the north of the State, linked to increases in mine servicing activity in the Avon sub-region.	





No	Project	Description	Comment
	(E) Corrigin to Hyden East Project	To upgrade the transport corridor between Corrigin and Holt Rock.	
	(F) Norseman - Hyden Road	Road is in need of upgrading due to the increase in tourism and mining traffic.	
	(G) Indian Ocean Drive Yanchep to Lancelin section	Works will involve the reconditioning and sealing of shoulders for various sections, improve intersections and provide additional overtaking lanes.	
	(H) Brookton Highway	Implement Road Renewal Program for the Brookton Highway.	Listed in the Regional Freight Plan as 2020+
4	Avon Link retention	Service will be expanded from 1 December 2014 with the aid of State Government funding and will be reviewed after 18 months.	
Infrastructure			
5	Water Supply upgrades	Infrastructure upgrades for pumping, treatment and delivery of water supply to allow the growth of Wheatbelt town sites. Acknowledge current funding for infrastructure upgrades and ensure future funding is provided to ensure ongoing water supply for regional communities.	Part of the Water Corporation's ongoing program of works.
6	Wastewater treatment plant upgrades	Acknowledge current funding for infrastructure upgrades and ensure future funding is provided to ensure ongoing wastewater services are provided for regional communities. Reuse options are to be identified as part of the wastewater treatment plant upgrades.	Part of the Water Corporation's ongoing program of works.
7	Sewerage Program	Installation of sewerage in the Wheatbelt, giving priority to areas unsuitable for onsite disposal. Includes the use of traditional sewerage systems where appropriate as well as new technologies and policies that are available to guide and address sewerage issues e.g. Alternate Treatment Units.	No program exists, but is an identified need.
8	Plan for Health facilities and services in identified growth areas.	Current Southern Inland Health Initiative funding does not include towns where no facilities currently exist, but where there are growth pressures e.g. Jurien Bay, Lancelin, Bindoon and Gingin.	





No	Project	Description	Comment
Health and education			
9	Trade Training Centres in Schools Program	Ongoing trade level training to school students in the lead and associated cluster schools. Provision of and upgrades to trade-level facilities for vocational education and training, business and community use.	
10	Flexible Agricultural Renewable Energies and Mining Industries Skills Centre (FAREMISC) in Merredin	The project proposes a state-of-the-art industry standard training workshop that will have flexibility to be configured for a number of trade and non-trade disciplines.	
Infrastructure studies			
11	Proactive Integrated Utilities Planning	Water and power planning to achieve an integrated network of essential services to meet known and anticipated demand for services.	
12	Southern Link Road	Progress planning for a new route for heavy vehicles to address traffic growth in the south-eastern metropolitan area. This may require reconsideration of the proposed 'Southern Link Road'.	
13	Investigations into alternative water supplies	Investigate and consider sustainable water supply options for towns with limits to supply. Investigate options including the treatment of saline groundwater resources. The National Centre for Excellence in Desalination at Murdoch University is developing pre-treatment and desalination technology for inland groundwater with the assistance of government funding.	DoW's Rural Planning program is funded until 2016.
14	Provide and/or upgrade aged care and retirement services	Focus will be on supporting private and not for profit residential aged care sector to develop or improve facilities with financial incentives. Initiatives being led by the Wheatbelt Development Commission on planning for aged care accommodation. Initial focus on eastern Wheatbelt with other areas to follow.	Likely to be an ongoing need in various locations.





No	Project	Description	Comment
15	Outer Metropolitan Ring Road (Avon Arc Ring Road)	If Southern Link Road project is confirmed, undertake planning to provide a transport corridor north from Brookton, utilising heavy haulage links including Great Northern and Brand Highways. This will link the Avon Industrial Park with potential industrial parks/food processing activity in the coastal areas. This will also allow heavy haulage from east to north without having to go into Perth and Upper Swan.	Links to project 6C, Northam Pithara Road.
16	Townsite Road Bypass Studies	Planning for road bypasses around towns that may be affected by high and increasing volumes of heavy haulage traffic.	
17	(A) Co-located child and parent centres	Establish child and parent centres on school sites where possible.	
	(B) E-Learning	With infrastructure upgrades, and on-line software improvements.	
18	Strategic Waste Project	Establish regional waste management facilities and construct additional transfer stations to service all communities in the Wheatbelt in accordance with the principles of best practice waste management and environmental protection.	
19	Grain Freight Strategy	Government encourages private investment in Tier 3 rail to continue operation if the private sector considers the lines viable. Continued demand for services on rail lines in guided by the commercial decisions of grain handlers, transport operators and farmers.	
20	Avon Industrial Park rail siding	Assess the feasibility of providing a rail connection into the Avon Industrial Park area. Wheatbelt Development Commission and Avon Industrial Park to monitor activity within the Avon Industrial Park and establish a timeline for feasibility and implementation.	

