




Speech By  
**Leanne Linard**

**MEMBER FOR NUDGE**

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**PLANNING BILLS (COGNATE DEBATE)**

 **Ms LINARD** (Nudgee—ALP) (10.04 pm): I rise to speak in support of the government's planning bills and the simpler, more efficient planning system they will enable but, most importantly, I rise to speak in support of the greater transparency that these bills will provide to the people of my electorate and across Queensland with regard to the assessment of development applications. The current planning legislation is overly complex and difficult to navigate. Experienced planners comment that it takes years to understand the complexity of the framework and become proficient in its use. What hope, then, is there for the community and those outside of the planning profession?

The government's Planning Bill will ensure an unprecedented level of transparency and accountability of development decisions, with assessment managers required to publish the reasons for their decision on every application. Communities want to understand why development decisions are made. They want to understand what the decision maker considered in assessing an application, how these were considered and ultimately why the decision was made. Music to my ears is that code assessment has been tightened under the bill and will be a bounded assessment. What this should mean in practice is that development proposals should better match expectations set in schemes. What it should mean is that development assessments that clearly and significantly depart from the code are minimised and what it should mean is that communities like mine experiencing significant development should not see proposals approved that do not match expectations set in schemes.

These two amendments—the requirement to publish the reasons for decisions and the bounded nature of code assessment—will, I hope, assist my community to have the greater transparency and accountability of development decisions that they deserve and stop the disingenuous practice of local councils blaming the state government for their unpopular and poor development decisions. When certain local councillors—I know I am not the only state member to experience it; my colleague the member for Brisbane Central has the same issue—are approached by concerned, frustrated or angry members of the community about inappropriate developments that do not meet the expectations of local plans and planning schemes, they quickly say, 'The state government made me do it.' The bounded nature of code assessment under the bill will ensure decisions are based on the content of the code rather than inappropriately justified by relying on some vague or largely irrelevant statement from another part of the planning scheme to justify its approval, and it will stop the practice, or at least call it out for what it is, of particular councils blaming the state for their poor planning decisions.

I raised the issue of development in my community during my maiden speech. Good planning is good for economic development, for investment, for jobs and for quality of life, but it must be sustainable. Significant high-rise developments in both Nundah and Chermside, parts of which are in my electorate, are causing significant concern and issues in local suburbs owing to flawed planning and a lack of foresight for the provision of adequate council infrastructure and parking particularly. I said then as I say now: a fine balancing of community and development interests is required, and I will continue to look for every opportunity to work with all levels of government to address these concerns on behalf of my community.

Our bills place a much stronger focus on the community's role in the planning system. They provide the community with more time to contribute to the plan-making process, with an additional two weeks being required for the notification of planning changes. They ensure an unprecedented level of transparency and accountability of development decisions and they encourage the community to have their say on developments that affect them in their local communities and across the state. I commend the bills to the House.