

INVESTMENT PROJECTS

This document outlines known projects which are generally greater than \$15 million which are in operation or currently being planned for the Northern Adelaide region.

Air Warfare Destroyers

Type : Defence

Value : \$8 billion

Completion Date : 2018 and 2019

Status : In-progress

One of the most significant shipbuilding projects in Australia's history. Currently in the build phase, the Air Warfare Destroyers will be delivered between 2013 and 2016. Currently in the build phase, the Air Warfare Destroyers will be delivered between 2013 and 2016. This project will be transformational for South Australia's economy, with economic benefits estimated in excess of \$1.4 billion dollars over the next decade. It will create over 3000 direct and indirect jobs.

Defence SA

(+61) 8 8463 7140

www.defencesa.com

Andrews Farm Urban Development

Type : Urban development

Value : \$300 million

Completion Date : 2013

Status : In progress

52 hectares of residential land is currently being developed by Devine Communities. The project will see construction of more than 1,000 dwellings and will incorporate a reticulation system to supply dwellings with recycled water. The project is expected to provide allotments to the market over a period of five years and will provide further housing options in Adelaide's outer north.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.lakesideestates.com.au/

Angle Vale Gardens Retirement Village

Type : Urban development

Value : \$30 million

Completion Date : 2016

Status : In progress

Development of a new retirement village that will eventually include up to 122 independent living units and feature lounge, dining areas, billiards, library and internet facilities, a gym and a hairdresser.

Angle Vale Gardens Retirement Village

(+61) 8 8284 8801

www.anglevalegardens.com.au/

AP-3C Orion Aircraft

Type : Defence

Value : \$1 billion

Completion Date : 2018

Status : In-progress

A multi-year sustainment program for capability upgrades and through-life support for the Royal Australian Air Force's AP-3C Orion aircraft. A recently-announced \$68 million program (CAP 1) will equip the AP-3C fleet with modern electro-optic/ infrared sensors, a high data-rate communications system with other ships and aircraft (tactical common data link) and a replacement video recorder system.

Defence SA

(+61) 8 8463 7140

www.defencesa.com.au

Blakeview East Urban Development

Type : Urban development

Value : \$500 million

Completion Date : 2022

Status : In progress

Fairmont Group and Land Management Corporation have partnered together to develop 107 hectares of land at Blakeview East that will provide 1,700 homes. The urban development will directly support the 30-year Plan for Greater Adelaide by meeting continued demand for residential allotments in the outer northern area.

Economic Development Team

City of Playford

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www.lmc.sa.gov.au/home/inner.asp?pageid=392&mainid=20&subid=49

Blakeview Urban Development – Stage Two (Blakes Crossing)

Type : Urban development

Value : \$750 million

Completion Date : 2016

Status : In progress

88 hectares of residential land at Blakeview is to be developed by Delfin Lend Lease. The project will see construction of approximately 1,600 dwellings and incorporate a reticulation system to supply dwellings with recycled water. The estate will include a town centre precinct as well as landscaped waterways and a variety of housing options.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.blakescrossing.com.au/

Blakeview West Urban Development

Type : Urban Development

Value : \$500 million

Completion Date : Not available

Status : Pending

The Land Management Corporation will release to the market approximately 99 hectares of residential development land in the outer metropolitan suburb of Blakeview that will directly support the 30-year Plan for Greater Adelaide by meeting continued demand for residential allotments in the outer northern area.

Land Management Corporation

+61 8 8207 1300

www.lmc.sa.gov.au

Bolivar Pre-aeration Concrete Rehabilitation

Type : Utilities

Value : \$35 million

Completion Date : June 2017

Status : In-progress

Upgrade of the concrete grit removal tanks and primary sedimentation tanks.

SA Water Corporation

1300 650 950

www.sawater.sa.gov.au

Bolivar Wastewater Treatment Plant Clarifer

Upgrade - Stage 3

Type : Utilities

Value : \$18.8 million

Completion Date : June 2018

Status : Approved

Replace clarifiers and increase capacity to meet increasing demand and ensure reliability.

SA Water

+61 1300 650 950

www.sawater.com.au

Buckland Park Urban Development

Type : Urban development

Value : \$2 billion

Completion Date : 2017 (Stage 1)

Status : Pending

Development of 12,000 residential lots and display village, with a supporting district centre, neighbourhood centres, employment land and open space in a master planned community on 1,340 hectares.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.bucklandpark.com.au/

Cross Keys Enterprise Park Expansion

Type : Commercial Development

Value : \$400 million

Completion Date : June 2021

Status : In progress

A proposed manufacturing and industrial development on 70 ha. The Cross Keys Enterprise Park will involve site development and buildings for industrial and technology related industries. This land forms part of the 'development ready' industrial land bank in the South Australian Industrial Land Strategy (2007).

Economic Development Team

City of Salisbury

8260 8205

www.parafieldairport.com.au/

Defence Logistics Transformation Program

Type : Defence

Value : \$21.1 million

Completion Date : 2015

Status : Underway

Development of new and refurbished facilities and infrastructure to support the consolidation of storage, distribution and maintenance services at the Edinburgh Defence Precinct.

Infrastructure Division, Department of Defence

+61 2 6266 8003

Edinburgh Parks

Type : Industrial Development

Value : \$1.9 billion

Completion Date : 2025

Status : In-progress

Edinburgh Parks, adjacent to the Defence Science and Technology Organisation and RAAF Edinburgh, is one of Australia's largest advanced industrial precincts and has more than 300 hectares of fully-developed land available. This industrial development is comprised of four precincts designated for aerospace and manufacturing, defence technology, logistics support and automotive industries. Edinburgh Parks industrial blocks are among the best value industrial land

in Australia. The site is ideally located in a major industrial growth corridor connected by Adelaide's new northern super highway system.

Economic Development Team

City of Salisbury

8260 8205

www.makesgoodbusinesssense.com.au/advantages/land-availability/

Elizabeth Centre West

Type : Urban Development

Value : Undisclosed

Completion Date : 2025

Status : Under consideration

The Elizabeth Centre West concept comprises a mixed-use development of approximately 135 hectares of strategically located land adjacent to the Elizabeth railway Station and the Elizabeth Regional Centre. The land has the potential to be transformed into an attractive, high-quality sustainable precinct accommodating between 5,000 and 10,000 residents which will build on and reposition the Elizabeth Regional Centre as a major transit-oriented development.

Land Management Corporation

+61 8 8207 1411

www.lmc.sa.gov.au

Elizabeth Park Urban Renewal (Northway)

Type : Urban development

Value : \$18 million

Completion Date : 2013

Status : In progress

Consisting of over 500 properties this renewal project provides a mix of private and social affordable housing and land. Northway involves the demolition of more than 100 state owned housing, the construction of 80 new houses for social housing, and the upgrade of 100 state owned houses.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.northwayelizabethpark.com.au/

Gillman Employment Lands Precinct

Type : Industrial Development

Value : Not Available

Completion Date : 2025

Status : In progress

The Gillman employment lands precinct aims to provide industrial allotments near Port Adelaide and the upgraded freight road infrastructure to cater for a range of industries including resource recovery companies. The precinct comprises about 450 hectares of State Government land at Gillman, which has been identified as a key industrial area under The 30-Year Plan for Greater Adelaide.

Renewal SA

+61 8 8207 1316.

www.renewalsa.sa.gov.au/Getinvolved/Gillman.aspx

Golden Grove Shopping Centre Redevelopment

Type : Commercial Development

Value : \$160 million

Completion Date : TBA

Status : Pending

Golden Grove Village will be extended by 15,000sqm, with a new supermarket, department store, restaurants and specialty shops and a three-storey car park for bus commuters at the park and ride site.

Economic Development

City of Tea Tree Gully

(+61) 8 8397 7444

www.teatreegully.sa.gov.au

Greater Edinburgh Parks Stormwater Project

Type : Utilities

Value : \$31.6 million

Completion Date : 2017

Status : Pending

As part of the large development extensive stormwater infrastructure will be undertaken across the Greater Edinburgh Parks area. Greater Edinburgh Parks located between the Northern Expressway and the Royal Australian Air Force base has over 1,000 hectares of vacant industrial land to be developed. The area is expected to attract 25% - 50% of Adelaide's Industrial land consumption over the next 20 years and create up to 38,000 jobs.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.playford.sa.gov.au

Kings Aviation Centre

Type : Industrial Development

Value : \$200 million

Completion Date : June 2021

Status : In progress

A 36-hectare commercial and industrial business park involving site development and buildings for a range of commercial, light industrial and aviation-related activities.

+61 8 8308 9369

www.parafieldairport.com.au/

Liebherr-Australia Expansion

Type : Industrial Development

Value : \$65 million

Completion Date : 2014

Status : Under construction

Liebherr-Australia who has its Australian Headquarters based at Para Hills will create more than 100 jobs in the next five years through a planned expansion in areas such as warehousing, distribution, mechanical and electrical trades, administrative and clerical. The development will include a three-storey office, workshops, a warehouse, a component plant and a distribution centre. Liebherr-Australia will also provide equipment and support services to the mining and construction industries.

1300 790 142

www.liebherr.com.au

Lyell McEwin Hospital Redevelopment (Stage C)

Type : Health

Value : \$177.7 million

Completion Date : 2015

Status : Approved

An upgrade to the existing Lyell McEwin Hospital incorporating inpatient accommodation, a new multi-deck carpark and the expansion of support facilities to meet increasing demand.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.health.sa.gov.au/default.aspx?tabid=285

Modbury Hospital Redevelopment

Type : Health

Value : \$46 million

Completion Date : December 2018

Status : Pending

Redevelopment of the emergency department and provision of a new rehabilitation and therapy centre.

SA Health

(+61) 8 226 6000

www.sahealth.sa.gov.au

Munno Para new 275/66kV Connection Point

Type : Infrastructure

Value : \$42 million

Completion Date : 2014

Status : In progress

ElectraNet will develop a new substation at Munno Para to provide an increased level of electricity supply by sourcing power directly from ElectraNet's existing high voltage transmission lines to a new ETSA utilities distribution network connection point.

Electranet
(+61) 8 8404 7536
www.electranet.com.au

National Broadband Network rollout

Type : Infrastructure
Value : \$180 million
Completion Date : 2013
Status : In-progress

Modbury has been selected as a second release site for the National Broadband Network rollout providing key enabling infrastructure to support Australia becoming one of the world's leading digital economies by 2020. The NBN will offer high-speed broadband to 93 per cent of Australian homes, schools and business via fibre optic cabling. This is providing opportunity for the establishment of a digital communities hub.

Economic Development
City of Tea Tree Gully
(+61) 8 8397 7444
www.teatreegully.sa.gov.au

North Lefevre Peninsula Wastewater Diversion

Type : Utilities
Value : \$29.7 million
Completion Date : June 2017
Status : In-progress

Upgrade the trunk main capacity on Lefevre Peninsula to cater for growth and recycling.

SA Water Corporation
1300 650 950
www.sawater.sa.gov.au

Northern Rail Line Upgrade and Electrification

Type : Infrastructure
Value : \$152.4 million
Completion Date : 2016
Status : In progress

Joint state and Commonwealth Government-funded project for the electrification and signalling of the rail line between Adelaide and Dry Creek, works in the Dry Creek depot to facilitate maintenance of electric railcars, and the construction of a second electrical substation at Kilburn. *project subject to Federal Government funding.

Department of Transport, Energy and Infrastructure
+61 8 8342 2940

www.infrastructure.sa.gov.au

Northfield Infrastructure Upgrade

Type : Health, Education & Other Services

Value : \$46 million

Completion Date : 2014

Status : Pending

Upgrade of infrastructure at Northfield's prisons, including the construction of a new high-dependency unit at the Yatala Labour Prison.

Department for Correctional Services

+61 8 8226 9000

www.corrections.sa.gov.au/industry-partnership/yatala-labour-prison

O'Bahn Upgrade

Type : Infrastructure

Value : \$21.2million

Completion Date : 2013-14

Status : In-progress

Servicing 28,000 commuters daily the O'Bahn Upgrade interchanges along the O-Bahn bus corridor to increase the capacity of existing park'n'ride facilities, provide more efficient and customer-focused passenger facilities, and improve amenities and passenger safety to cope with growth in the northern region.

Economic Development

City of Tea Tree Gully

(+61) 8 8397 7444

www.infrastructure.sa.gov.au

Para Secondary Systems and Minor Primary Plant Replacement

Type : Energy

Value : \$49 million

Completion Date : November 2015

Status : In progress

Proposed replacement of the entire secondary system at Para substation and remaining primary plant. This includes replacement of 275kV and 132kV capacitor voltage transformers, 132kV and 66kV surge arresters, protection, control and low voltage a.c. systems.

Electranet

(+61) 8 404 7966

www.electranet.com.au

Parafield Bulky Goods Centre

Type : Commercial Development

Value : \$190 million

Completion Date : June 2018

Status : In progress

This commercial development will see the construction of a 33-hectare commercial and retail centre that will include a range of commercial, service trade and related facilities such as brand outlet centre and associated support retail activities, bulky goods retailing, retail showrooms and other shops.

Parafield Airport Limited

+61 8 8308 9369

www.parafieldairport.com.au/

Penfield Urban Development

Type : Urban development

Value : \$700 million

Completion Date : 2024

Status : In-progress

121 hectares of residential land located in Penfield will be developed by AV Jennings. The development will see the construction of 1,900 dwellings and two commercial centres.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.avjennings.com.au/SA/DevelopmentProfiles/Penfield.aspx?ShowMap=true

Playford Alive Urban Renewal Project

Type : Urban development

Value : \$1 billion

Completion Date : 2023

Status : In progress

One of the most significant urban renewal and greenfield developments in Australia involving the physical and community renewal of the existing suburbs of Davoren Park and Smithfield Plains linked to the development of adjacent undeveloped greenfield land located at Munno Para and Andrews Farm. New and refurbished housing along with new schools, shopping, recreation and other facilities will see existing population of approximately 13,000 people expand to almost 40,000 people over the next 15-20 years.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.playfordalive.com.au/

Port Direct Industrial Precinct

Type : Defence

Value : \$80 million

Completion Date : 2011-2016

Status : In progress

The Northern Lefevre Peninsula Master Plan identified a number of industrial and open space precincts for future development. The Port Direct Industrial Precinct is the first release of industrial land for general industry users arising from the master plan.

Renewal SA

+61 8 8207 1300

www.renewalsa.sa.gov.au/

Project Sentinel: Customs Civil Aerial Maritime Surveillance

Type : Defence

Value : \$1 billion

Completion Date : 2020

Status : In-progress

A 12-year project to supply, operate and maintain a fleet of ten fully electronic Bombardier Dash8 surveillance aircraft for Australian Customs' Coastwatch program.

Defence SA

(+61) 8 8463 7140

www.defencesa.com.au

Road and Rail Northern Connector

Type : Infrastructure

Value : \$1 billion

Completion Date : 2017

Status : pending

The 14km dual-use road and rail corridor will be built in Adelaide's north – the first dual-use project in the State's history. The project secures the long-term freight needs in Adelaide's north and achieves the final link in a strategic freight route from northern South Australia to both Adelaide and the major export facility, the Port of Adelaide.

Department of Transport, Energy and Infrastructure

(+61) 8 8343 2222

www.infrastructure.sa.gov.au

SEA 1000 Phase 1 & 2 Future Submarine Design and Construction

Type : Defence

Value : \$10 billion

Completion Date : 2025-27

Status : Phase 1 Design

SEA 1000 will provide Australia with a new and more potent defence capability with greater range, longer patrol endurance and increased capacity compared to the Collins class submarine. The project will be the largest and most complex Defence acquisition yet conducted. Phases 1 and 2 will design, build and deliver 12 conventionally powered submarines as well as all infrastructure and integrated logistic support requirements. Opportunities for Australian industry opportunities is expected to be significant.

02 6265 2262

www.defence.gov.au/capability

St Agnes Shopping Centre Redevelopment

Type : Commercial Development

Value : \$15 million

Completion Date : December 2014

Status : Pending

Upgrade and expansion of shopping centre on North East Road, St Agnes

08 8397 7444

www.stagnesshoppingcentre.com.au/

The Stretton Centre

Type : Education, Health & Other Services

Value : \$15.3 million

Completion Date : 2015

Status : In-progress

The Stretton Centre, a partnership between the City of Playford, the University of Adelaide and the Urban Renewal Authority, will undertake innovative research, evaluation and engagement programs to maximise job opportunities in the area.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.playford.sa.gov.au/page.aspx?c=13534

Torrens Island Power Station Expansion

Type : Energy

Value : \$800 million

Completion Date : Not available

Status : Approved Nov 2010

Installation of gas-fired turbines at the Torrens Island Power Station to increase capacity by 700MW, and construction of a gas storage facility.

AGL

TIEP@agl.com.au

+61 2 9921 2561

www.agl.com.au

Torrens Island Power Station Renewal

Type : Energy

Value : \$32 million

Completion Date : November 2013

Status : In progress

This project will replace current transformers, secondary systems and specific primary and associated infrastructure at the Torrens Island Power Station.

+61 8 8404 7536

www.electranet.com.au

Treasury Wine Estates' National Distribution Centre

Type : Industrial Development

Value : \$20 million

Completion Date : 2014

Status : In-progress

Construction of a national distribution centre capable of moving more than 25 million cases of wine a year will be constructed within the SCT Logistics' Intermodal freight centre in Greater Edinburgh Parks. The 22,000sq m facility will handle Treasury Wine Estates' domestic and export distribution. The train link and the close proximity to the supplier base out at the Barossa makes the Freight Centre the perfect location for Treasury Wine Estates. Treasury is the parent company of brands such as Penfolds, Wolf Blass and Wynns Coonawarra Estate.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.tweglobal.com

Waterproofing Playford

Type : Utilities

Value : \$21.9 million

Completion Date : 2013-14

Status : In-progress

The Waterproofing Playford project will provide infrastructure to integrate stormwater, groundwater, wastewater and drinking water systems throughout the Playford Council. An additional 640 megalitres per annum will be harvested for the irrigation of sports reserves and gardens.

Economic Development Team

City of Playford

(+61) 8 8256 0333

www.playford.sa.gov.au

Westfield Tea Tree Plaza

Redevelopment

Type : Commercial Development

Value : \$100-\$200 million

Completion Date : TBA

Status : Approved

Expansion of the centre to incorporate the Tea Tree Plus and add approx. 95 new stores and a four-storey car park.

Economic Development

City of Tea Tree Gully

(+61) 8 8397 7444

www.teatreegully.sa.gov.au

