



SIBA Session

Managing Land

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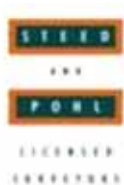
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Agenda



- **Location Intelligence**
 - What is it? Managing land?
- **Site Selection**
 - Economic & demographic projections can be mapped to find you ideal site or area of interest.
- **Constraint Mapping**
 - Look into how you can set various criteria and measures for an area or interest to help you find land for a possible development opportunity.
- **SA Council Maps**
 - There is already a world of local government based information available out there to assist you with your land investigations.
- **Summary /Q & A**



Location Intelligence

What is it? Managing land?



- Linking operational data with location
- Knowing where key business drivers are located
- Analysing and making sense out of the patterns of these **land-based** layers of information
- Improving the ability to make the right decisions

KNOWING, NOT GUESSING



Site Selection – New Swimming Centre



- Perform analysis of 3 proposed pool locations
 - 5 and 10 minute drive time catchments
 - Reporting on 0-8 and 9-14 demographic
 - 2006 Census demographic reporting
 - Projected demographic figures for 2009, 2014 and 2019

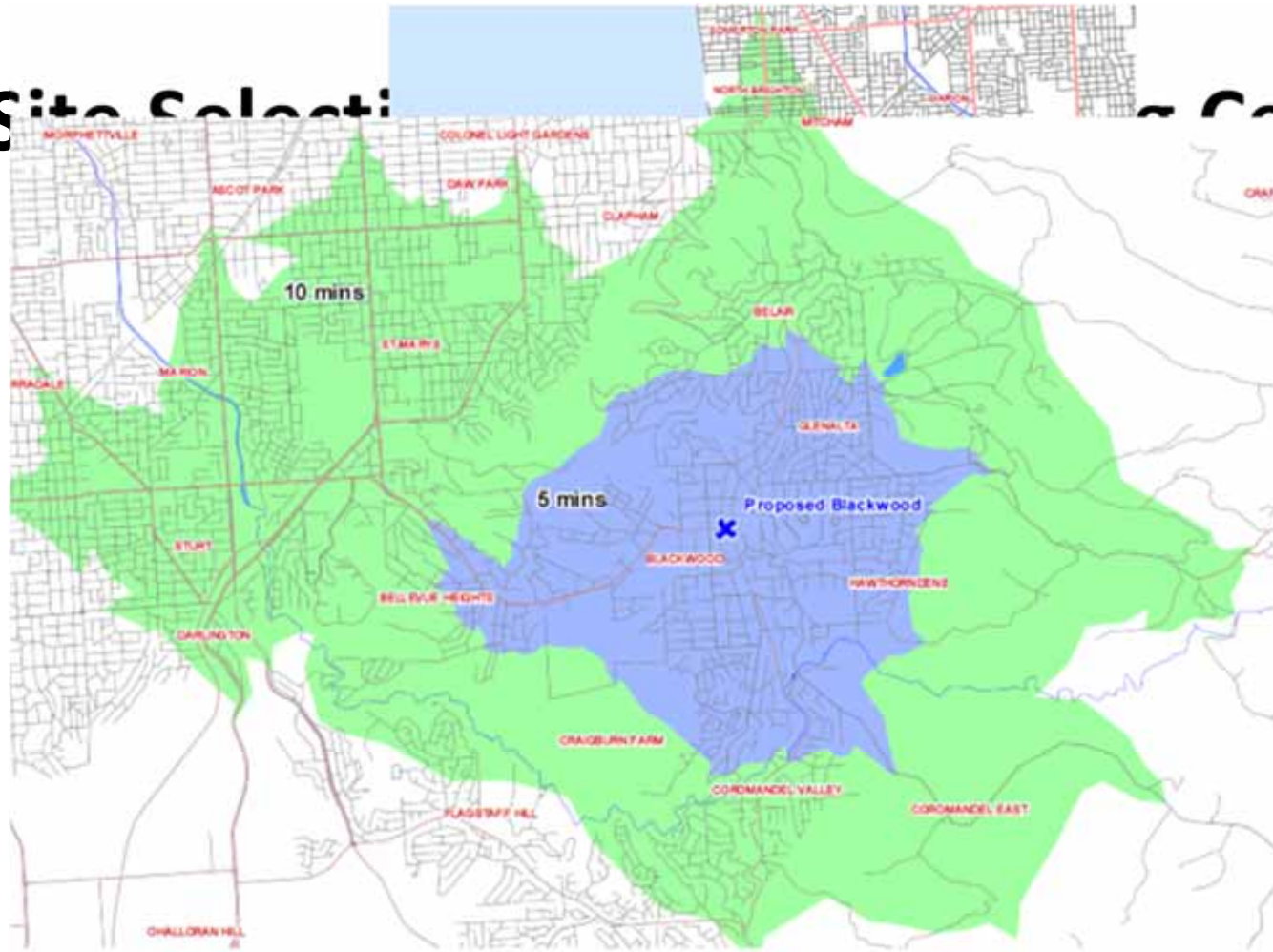


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Site Selection

Central



Site Selection – New Swimming Centre



	Site 1	Site 2	Site 3
5 Min. Catchment Area	14.87 km ²	15.54 km ²	15.41 km ²
10 Min. Catchment Area	75.36 km ²	89.21 km ²	68.03 km ²
2006 Number of Children	16,579	18,088	8,794
2009 Number of Children	16,215	17,807	8,903
2014 Number of Children	16,132	17,743	8,828
2019 Number of Children	16,365	18,031	8,924



Site Selection – Business Stationary Store



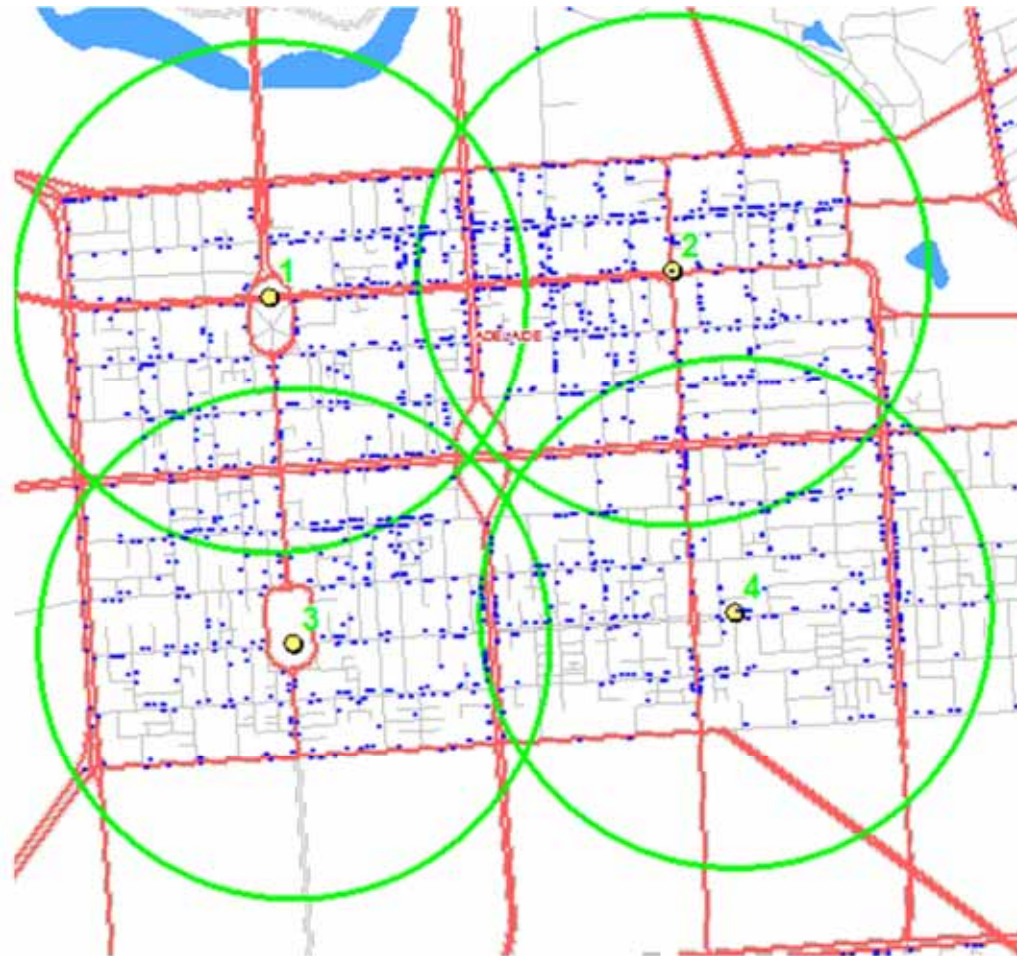
- Count number of businesses
 - Drive time
 - Radius
- Report on residential demographics
 - Household income
 - Age
 - Occupation
- Daytime Population Statistics



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Site Selection – Business Stationary Store



Site Selection – Business Stationary Store



	Site 1	Site 2	Site 3	Site 4
Number of Businesses	1,068	1,402	619	567
Financial/Insurance	46	105	28	38
Admin/Support	23	28	9	12
Manufacturing	56	55	48	26
Retail Trade	226	281	125	61



Constraint Mapping



- GIS can be used to enhance services by providing a powerful means of transmitting client deliverables through the interpretation of maps, digital terrain models, land features, aerial photos, site plans, engineering drawings, text, and numeric data.
- GIS is a dynamic planning tool that allows the detailed visualization of multiple scenarios in an efficient and cost effective manner.





Finding Potential Land - Constraint Mapping Process

1. The cadastre
2. Planning Zones
3. Select only "Residential"
4. Delete "non-Residential"
5. Consider Bushfire Zones
6. Select "Low Risk" only
7. You now have "Residential" land parcels in "Low Risk" Bushfire areas
8. Consider 100 Year Floodplain
9. Exclude "flood prone" areas
10. Select parcels > 2,000m²
11. Add imagery and now you can assess **candidate parcels**



SA Council Maps

www.sacouncilmaps.sa.gov.au



- The website enables users to access council-based data seamlessly across council boundaries from a single mapping application
- The SA Council Maps website offers the following benefits:
 - It provides 24/7 access to information on Council services and planning regulations enabling the community and organisations to find answers to such questions as:
 - **Where** is my Council and how do I contact them?
 - **Where** is my Property and what are it's Details, Land Use, Development Zone, Design Wind Speed, Bushfire Zone, etc.
 - What properties are for sale in the area?
 - When is my waste collected?
 - **Where** are the nearest libraries, schools, parks and playgrounds?
 - How do I get to my desired destination by public transport?
- It offers a consistent usability experience as well as the ability to launch into other web mapping applications such as Google Maps & SA's Property Assist





Layers Info Print

Find

Address Road Council View Entire State

Properties

139 Belair Rd Torrens Park 5062 (1 of 1)

- Property Information (1 of 1)
- Waste Collection (1 of 1)
- Land Use (1 of 1)
- Land Development Zoning (1 of 1)
- Design Wind Speed (1 of 1)
- Bushfire Protection Area (1 of 1)
- Council Information (1 of 1)
- Council Ward (1 of 1)
- Commonwealth Electorate (1 of 1)
- Nearest Council Offices (1 of 10)

Map navigation controls: Home, Info, Zoom In, Zoom Out, Pan, Previous View, Next View, Full Screen, Print, Google/Bing Maps

Scale: 0 5 10 15 20 25 metres

Map data provided by **aerometrex**



SA Council Maps

www.sacouncilmaps.sa.gov.au



- Live demo if time allows...



The screenshot shows the SA Council Maps Local Government Portal. It features a search bar with fields for 'Street Address' (containing '139 Belair rd') and 'Suburb' (containing 'toners rd'). Below the search bar is a map interface with a list of council names on the left and a map view on the right. The main content area is titled 'Welcome to the SA Council Maps Local Government Portal' and provides information about the online mapping system. It lists 31 South Australian Councils that have provided data, including Adelaide City Council, Adelaide Hills Council, Gawler Regional Council, and many others. A 'Latest News' section is also visible at the bottom of the main content area.



Summary



- Location-based or mapping technologies can significantly enhance the decision making process.
- LI will make your Land Management and Planning decisions more quantifiable.
- Mapping data is already available on the web.
- It's better to **know** than **guess**...

... and **location** can help!



Questions



- Thank you!

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a better approach

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