



SHOP TALK

ISSUES AND NEWS AFFECTING THE AUSTRALIAN SHOPPING CENTRE INDUSTRY

SHOPPING CENTRE
COUNCIL OF AUSTRALIA

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QUEENSLAND REGULATED ELECTRICITY PRICES FOR 2012-13 NOW RELEASED

The Queensland Competition Authority (QCA) today released its [Final Determination](#) of regulated electricity prices (notified prices) for 2012-13 ([Shop Talk 10/5/12](#)). The new suite of regulated prices has been gazetted [here](#). The QCA said that in determining the new prices it had been influenced by a number of factors including further increases in network charges; increases in underlying cost of energy for small customers primarily due to the carbon tax; retail operating costs for small customers remaining largely unchanged; and the one-off effects of moving to a new tariff structure more closely reflecting the true costs of supply. The Shopping Centre Council, together with our major members, is currently reviewing the new regulated charges.

The Queensland Government has already expressed concern about the proposed price increases for residential customers (in the QCA's draft determination) and has frozen residential tariffs at 2011-12 levels. The Government has also announced a review of the drivers of cost increases and price-setting arrangements over the next year, specifically including impacts on large customers. The Shopping Centre Council is seeking to be involved in this review and will be raising this with the Minister for Energy and Water Supply, Mark McArdle.

MALL CHINA CONFERENCE IN BEIJING, LEADING UP TO ICSC SUMMIT IN SHANGHAI

The 2012 Mall China/Council of Asian Shopping Centers International Symposium will be held in Beijing on 7-9 September 2012. Details are not yet available on the [website](#) but preliminary information is available [here](#). Many of those attending will also be going on to Shanghai for the International Council of Shopping Centers [Retail Real Estate World Summit](#) in Shanghai on 11-13 September.

VICTORIAN CAR PARKING PROVISIONS HAVE NOW BEEN FINALISED

The Victorian Government this week released new [Car Parking Provisions](#) (to be made as Clause 52.06 under the Victorian Planning Provisions) for new development, following the public exhibition of draft provisions late last year ([Shop Talk 17/11/11](#)). The principal change is the halving of current parking rates from 8/100m² to 4/100m² of leasable retail space. This is largely in line with current delivery rates within shopping centre developments. The current rate was deemed to be 'excessive' under a 2008 review which formed the basis of the reforms. The Shopping Centre Council argued for the ability to vary the new lower standard rate, which has been agreed (through a permit application). The Government also sensibly reinstates the ability to vary car park design requirements, including through compliance with the relevant Australian Standard. The Government also sensibly abolished a proposed requirement for a "Car Parking Plan" which would have been an unnecessary intervention into shopping centre leasing and management.

PROPERTY COUNCIL OF AUSTRALIA/RIDER LEVETT BUCKNALL AWARD WINNERS

Congratulations to Chatswood Chase Sydney, owned by Colonial First State Retail Property Trust, for winning the *Ray White Retail Award for Best Shopping Centre Development* at the 2012 Property Council of Australia/Rider Levett Bucknall Innovation and Excellence Awards last Saturday. A full list of winners is available [here](#).

AMP CAPITAL SHOPPING CENTRES 2012 SHOPPING INTENT REPORT

Directional Insights has released its May-June 2012 issue of *e-Directions*, which includes details of the latest AMP Capital Shopping Centres Shopping Intent Report. Click [here](#) to view or [here](#) to subscribe for free.