

2026 – 27 Augmentation charges - Water

All persons who receive SA Water Development Approval between 1 July 2026 and 30 June 2027 for an additional allotment, new connection or a variation to an existing connection with more than one new premises that connect to SA Water's water and/or sewerage infrastructure in the Greater Adelaide Region will be charged an augmentation charge in respect of each new connection or new allotment.

Augmentation charges are not payable in relation to:

- a like-for-like replacement of an existing connection; or
- a connection to premises being built by or on behalf of a community housing provider, or a not-for-profit entity that is registered with the Australian Charities and Not-for-profit Commission; or
- an apartment;

The following augmentation charges will be payable to additional allotments and in relation to connections to land with the following classifications and, where a single connection is intended to facilitate the provision of a service to multiple new premises on the land, each premises will be treated as a connection for the purposes of imposing augmentation charges:

Water augmentation charges	Residential	Commercial/ Industrial	Reserves ≤400m ²	Reserves >400m ²
Multiplier	100%	225%	100%	225%
Infill	\$4,017	\$9,038	\$4,017	\$9,038
Greenfield	\$5,356	\$12,051	\$5,356	\$12,051

An augmentation fee will be payable in addition to any other applicable fees or charges (including a connection fee and trade waste discharge fee) per SA Water's general fees and charges.

Refer to the [Augmentation page](#) on our website for additional information on how fees are applied.

Augmentation charges will still be imposed in addition to any requirement to fund the augmentation of SA Water's infrastructure to service a greenfield or infill development and avoid impacting services to SA Water's customers.

A1 Definitions

"Greenfield" are locations within the Greater Adelaide region that come within the definition of "greenfield" in Table 1 of the [Land Supply Report for Greater Adelaide](#) (July 2023).

"Greater Adelaide Region" means the planning region of that name proclaimed by the Governor under Section 5 of the *Planning, Development and Infrastructure Act 2015* on 19 March 2020, a map of which is available in Figure 1 of the [Land Supply Report for Greater Adelaide](#) (July 2023).

A "Residential" is a property classified with the use of land for detached dwelling, group dwelling, multiple dwelling, residential flat building, or dwelling or semi-detached dwelling for the purposes of the *Planning, Development and Infrastructure Act 2015*.

A "Commercial/Industrial" is a property classified with the use of land that is not residential or is part of a mixed-use property.

A "Reserve" is a property classified with the use of land that is set aside to protect natural resources, maintain public spaces or serve other public interests.

"Premises" is a dwelling, house or building together with its land.

"SA Water Development Approval" means the point at which a binding commercial agreement is established for the provision of water and/or wastewater services, demonstrated by either:

- Execution of a Developer Agreement Formal Instrument; and/or
- Issuance of a Land Development/Connections Approval Letter and/or Tax Invoice.