

COMPLETE

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Page 1: Planning and Design Code for South Australia

Q1 Which part of the Planning and Design Code would you like to make a submission about?(Please click the circle to select which part of the Code you wish to comment on. You can also see which council areas are included in the rural and urban code via the links below.)

My submission relates to Urban code. (click here for council areas)

Page 2: Planning and Design Code for South AustraliaPersonal Details

Q2 Please provide your contact details below (Name, Postcode & Email are mandatory)Please be advised that your submission will be made publicly available on the SA Planning Portal.

Name **Jake Garrett**
Postcode **5081**
Email Address [REDACTED]

Page 3: Planning and Design Code for South Australia

Q3 Which sector do you associate yourself with? **General Public**

Page 4: Planning and Design Code for South Australia

Q4 Would you like to make comment on **Specific Topics for example : - Rules of Interpretation - Zones and Sub-zones - Overlays - General Provision - Mapping Land Use Definitions - Administrative Definitions - Referrals - Table of Amendments**

Page 5: Planning and Design Code for South Australia

Q5 Enter your feedback for Rules of Interpretation

The rules have been relaxed to far and must be enforced more specifically. Clear outlines must be provided.

Q6 Enter your feedback for Referrals

Referrals need more consultation from third parties, no matter the party instigating the process

Q7 Enter your feedback for Mapping

Mapping is good, and I thank the department for them semi-clear maps and explanation of changed RELATED TO THIS AREA; all other explanations might have been to cloudy.

Q8 Enter your feedback for Table of Amendments

n/a

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Q9 Please enter your feedback for overlaysclick next at the bottom of the page for next topic

Advertising Near Signalised Intersections Overlay	Neutral
Affordable Housing Overlay	Positive
Aircraft Noise Exposure Overlay	Positive
Airport Building Heights (Aircraft Landing Area) Overlay	Neutral
Airport Building Heights (Regulated) Overlay	Neutral
Building Near Airfields Overlay	Positive
Character Area Overlay	Very, very, very inadequate
Character Preservation District Overlay	Very, very, very inadequate
Coastal Areas Overlay	Inadequate
Defence Aviation Area Overlay	Positive
Design Overlay	Inadequate
Dwelling Excision Overlay	Very inadequate
Environment and Food Production Area Overlay	Neutral
Future Road Widening Overlay	Very inadequate
Hazards (Acid Sulfate Soils) Overlay	Adequate
Hazards (Bushfire - General Risk) Overlay	Adequate
Hazards (Bushfire - High Risk) Overlay	Adequate
Hazards (Bushfire - Medium Risk) Overlay	Adequate
Hazards (Bushfire - Outback) Overlay	Adequate
Hazards (Bushfire - Regional) Overlay	Adequate
Hazards (Bushfire Urban Interface) Overlay	Neutral
Hazards (Flooding) Overlay	Neutral
Historic Area Overlay	Very, very indequate
Historic Shipwrecks Overlay	Neutral
Key Outback and Rural Routes Overlay	Neutral
Key Railway Crossings Overlay	Adequate
Limited Dwelling Overlay	Very inadequate
Limited Land Division Overlay	Very inadequate
Local Heritage Place Overlay	Very, very, very inadequate
Major Urban Transport Routes Overlay	Adequate
Marine Parks (Managed Use) Overlay	Adequate
Marine Parks (Restricted Use) Overlay	Adequate
Mount Lofty Ranges Catchment (Area 1) Overlay	Neutral
Mount Lofty Ranges Catchment (Area 2) Overlay	Neutral

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Murray Darling Basin Overlay	Neutral
Native Vegetation Overlay	Neutral
Noise and Air Emissions Overlay	Neutral
Non-Stop Corridor Overlay	Neutral
Prescribed Surface Water Area Overlay	Neutral
Prescribed Water Resources Area Overlay	Neutral
Prescribed Watercourse Overlay	Neutral
Prescribed Wells Area Overlay	Neutral
RAMSAR Wetlands Overlay	Neutral
Regulated Trees Overlay	Inadequate
Resource Extraction Protection Area Overlay	Neutral
River Murray Flood Plain Overlay	Neutral
River Murray Tributaries Area Overlay	Neutral
Significant Industry Interface Overlay	Neutral
Significant Landscape Protection Overlay	Inadequate
Sloping Land Overlay	Inadequate
State Heritage Area Overlay	Very, very inadequate
State Heritage Place Overlay	Very, very inadequate
State Significant Native Vegetation Overlay	Inadequate
Strategic Infrastructure Gas Pipelines Overlay	Positive
Traffic Generating Development Overlay	Very, very inadequate
Urban Transport Routes Overlay	Very, very inadequate
Water Protection Area Overlay	Positive
Water Resources Overlay	Positive

Q10 Please enter your feedback for zones and subzones click next at the bottom of the page for next topic

Adelaide Oval Subzone	Inadequate
Animal Husbandry Subzone	Inadequate
Aquaculture Zone	Inadequate
Business Neighbourhood Zone	Positive
Capital City Zone	Inadequate
Caravan and Tourist Park Zone	Inadequate
City Frame Subzone	Inadequate
City Living Zone	Inadequate
City Main Street Zone	Adequate
City Park Lands Zone	Inadequate
City Riverbank Zone	Adequate
Coastal Waters Zone	Adequate
Commonwealth Facilities Zone	Adequate

Q11 Please enter your feedback for general policy click next at the bottom of the page for next topic

Advertisements General Policy	Adequate
Animal Keeping and Horse Keeping General Policy	Adequate
Aquaculture General Policy	Adequate
Beverage Production in Rural Areas General Policy	Adequate
Bulk Handling and Storage Facilities General Policy	Adequate
Clearnace from Overhead Powerlines General Policy	Adequate
Design in Rural Areas General Policy	Adequate
Design in Urban Areas General Policy	Adequate
Forestry General Policy	Adequate
Housing Renewal General Policy	Inadequate
Infrastructure and Renewable Energy Facilities General Policy	Adequate
Intensive Animal Husbandry and Daries General Policy	Adequate
Interface between Land Uses General Policy	Adequate
Land Division in Urban Areas General Policy	Inadequate
Land Divsion in Rural Areas General Policy	Inadequate
Marinas and On Water Structures General Policy	Adequate
Open Space and Recreation General Policy	Inadequate
Resource Extraction General Policy	Adequate
Site Contamination General Policy	Adequate
Tourism Development General Policy	Adequate
Transport Access and Parking General Policy	Adequate
Waste Treatment and Management General Policy	Adequate
Workers Accomodation and Settlements General Policy	Adequate

Q12 Please enter your feedback for Land use Definitionclick next at the bottom of the page for next topic

Agricultural building definition	Inadequate, complete rethink required
Ancillary accommodation definition	Inadequate, complete rethink required
Animal keeping definition	Inadequate, complete rethink required
Aquaculture definition	Inadequate, complete rethink required
Automotive collision repair definition	Inadequate, complete rethink required
Bulky goods outlet definition	Inadequate, complete rethink required
Caravan and tourist park definition	Inadequate, complete rethink required
Commercial forestry definition	Inadequate, complete rethink required
Consulting room definition	Inadequate, complete rethink required
Cropping definition	Inadequate, complete rethink required
Dairy definition	Inadequate, complete rethink required
Detached dwelling definition	Inadequate, complete rethink required
Dwelling definition	Inadequate, complete rethink required
Educational establishment definition	Inadequate, complete rethink required
Electricity substation definition	Inadequate, complete rethink required
Farming definition	Inadequate, complete rethink required
Fuel depot definition	Inadequate, complete rethink required
General industry definition	Inadequate, complete rethink required
Group dwelling definition	Inadequate, complete rethink required
Horse keeping definition	Adequate
Horticulture definition	Adequate
Hotel definition	Inadequate, complete rethink required
Indoor recreation facility definition	Inadequate, complete rethink required
Industry definition	Inadequate, complete rethink required
Intensive animal husbandry definition	Inadequate, complete rethink required
Landfill definition	Inadequate, complete rethink required
Light industry definition	Inadequate, complete rethink required
Low intensity animal husbandry definition	Adequate
Motor repair station definition	Adequate
Mushroom production definition	Adequate
Office definition	Inadequate, complete rethink required
Organic waste processing facility definition	Inadequate, complete rethink required
Outbuilding definition	Adequate
Personal or domestic services establishment definition	Inadequate, complete rethink required

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Place of worship definition	Inadequate, complete rethink required
Pre-school definition	Inadequate, complete rethink required
Protective tree netting structure definition	Inadequate, complete rethink required
Public service depot definition	Adequate
Recreation area definition	Adequate
Renewable energy facility definition	Adequate
Residential flat building definition	Adequate
Residential park definition	Adequate
Restaurant definition	Adequate
Retail fuel outlet definition	Adequate
Retirement facility definition	Adequate
Row dwelling definition	Inadequate, complete rethink required
Semi-detached dwelling definition	Inadequate, complete rethink required
Service trade premises definition	Inadequate, complete rethink required
Shop definition	Inadequate, complete rethink required
Special industry definition	Adequate
Stock slaughter works definition	Inadequate, complete rethink required
Stock sales yard definition	Inadequate, complete rethink required
Store definition	Inadequate, complete rethink required
Student accommodation definition	Inadequate, complete rethink required
Supported accommodation definition	Adequate
Telecommunications facility definition	Inadequate, complete rethink required
Tourist accommodation definition	Inadequate, complete rethink required
Warehouse definition	Inadequate, complete rethink required
Wind farm definition	Inadequate, complete rethink required
Workers' accommodation definition	Inadequate, complete rethink required

Q13 Please enter your feedback for Admin Definitions click next at the bottom of the page for next topic

AEP (Annual Exceedance Probability)	Adequate
AHD (Australian Height Datum)	Very inadequate
Asset protection zone	Very inadequate
Battle-axe allotment	Adequate
Building height	Very inadequate
Building level	Very inadequate
Building line	Very inadequate
Bushfire buffer zone	Very inadequate
Defence aviation area	Very inadequate
Density	Very inadequate
FFL (Finished floor Level)	Adequate
Gross leasable floor area	Very inadequate
Groundwater	Very inadequate
Habitable room	Very inadequate
Heritage agreement	Very inadequate
High-density	Very inadequate
High-rise	Very inadequate
Hours of operation	Adequate
Low-density	Very inadequate
Low rise	Very inadequate
Medium-density	Very inadequate
Medium-rise	Very inadequate
Mezzanine	Very inadequate
Native vegetation	Very inadequate
Non-sensitive use	Very inadequate
Power system	Very inadequate
Primary street	Very inadequate
Private open space	Very inadequate
Proclaimed shipwreck	Very inadequate
Secondary street	Very inadequate
Sensitive receiver	Very inadequate
Sensitive use	Very inadequate
Site	Very inadequate
Soft-landscaping	Very inadequate

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South	Very inadequate
South facing	Very inadequate
Standard sea flood risk level	Adequate
Tangent point	Very inadequate
Terrace arrangement	Very inadequate
Total floor area	Very inadequate
Wall height	Very inadequate
Waste	Very inadequate

Page 11: Planning and Design Code for South Australia

Q14 Please enter your general feedback here

The planning and consultation process was done in a good enough way. Too many heritage and character homes will be destructed if this version passes. The government may be remembered as the one that demolished old buildings, ruined traffic and population spread, and ruined the tranquility, character, look and beauty of Adelaide and its suburbs.

Page 12: Planning and Design Code for South Australia

Q15 Do you have any attachments to upload?(pdf only) **Respondent skipped this question**
