

From: [Susan Shannon](#)
To: [DPTI:Planning Engagement](#)
Subject: Submission you have requested
Date: Saturday, 22 September 2018 2:54:56 PM


Kapunda 5373
20/9/18

Dear DPTI,

I placed this letter in the DPTI Planning Reform “Have your say” email arena and DPTI responded asking me to put in a formal submission.

20/09/18

Dear DPTI

Please recognize in all draft Planning policies that maintaining viable Primary Production land for food production is critical to our state’s future. Again and again the impression is, in reading rezoning decisions, that “just out there” is more viable farming land. With Goyder’s line retracting, and climate variability, it is incumbent for planning decision making to put this reality front and centre. There isn’t anywhere else. Retain food production soils, or import food. World-wide, once viable rural land is subdivided, through rezoning, it goes permanently out of production. In SA, the opportunity for food production in areas with the best possible combination of soil type, rainfall (or access to Bolivar irrigation), and market access are under extreme pressure for subdivision from housing development, particularly as they are close to the city, but far enough away that the land is “cheap” for a developer. It’s not “cheap” if the cost of zero food production in perpetuity is factored in.

Furthermore primary production alienation from inappropriate Wind Farm zoning/location is another threat which the former Labor Government ignored in legislating for automatic acceptance of Wind Farms in any location. This removed Local Government’s opportunity to hear their community on the impact of the Wind Farm location. The worth of this preemptive legislative decision-making must be reconsidered. Some of the primary production impacts from proximity to Wind Farms are the inability to spray, to fight fires, and primary land value devaluation leading to banks being unwilling to lend - disincentive to the next generation. All related to planning policies. Plenty of inoffensive sites for Wind Farms, but on or adjacent to prime agricultural land is not one of them. Use Planning policies to prevent this.

Primary Production is a powerhouse of the SA economy. Planning decision making should support it, not undermine it, or force it to operate as “other than” to development. The very description “vacant” for a paddock in Planning documentation says it all.

Yours sincerely,
Dr Susan Shannon

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