

State Planning Commission

By email: DPTI.PlanningReformSubmissions@sa.gov.au

To Whom it May Concern

SUBMISSION ON REVISED DRAFT PLANNING & DESIGN CODE - PHASE 3

In response to the revised draft Planning and Design Code – Phase 3, I wish to register my strong objection to a particular issue in the draft Code, which is concerning and will adversely affect my property and the surrounding neighbourhood. Building on the Boundary

1. Historic Areas

The term “representative building” is potentially misleading. It infers that current Contributory Items are only of “representative” value, rather than each being of individual historic value as a significant member of the historic collective group, irrespective of their form or design. I suggest instead using the term “Contributory Building” or “Nominated Building”.

For all historical and heritage buildings build before 1900 should be protected and required specific approval before changing the façade or demolishing and should also include public comment.

We need to protect our heritage for future generations. Building over 100 years also need to be protected and also require local council approval.

Many local areas in metropolitan Adelaide and country have strong historical connections and need to be maintained and supported.

2. Public Notification

A committee needs to be formed for protection of all buildings built before 1900 and with historical significance to assess any applications for demolishing or changes and ensuing community input before making a decision. For buildings over 100 years should also be assessed by DPTI and local council before approving any changed or demolishing. We need to protect our heritage and history for future generations.

The draft Code should reflect our council’s current Development Plan policy with respect to the notification of neighbours and the public. The Code should include notification for all development that increases development intensity, including additional dwellings on the site, two storey development, earthworks where new dwelling is located 600mm above ground level, development on the boundary and change of use from residential to non-residential.

Unless the above issues are addressed and the revised draft Code is amended to reflect these concerns, there will be an unacceptable loss of local character and amenity in my neighbourhood. I trust that the concerns detailed above will be given your full consideration.

Yours sincerely

Jennifer Byrne

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