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Title:

Radio Broadcast - Hills Face Zone: Planning and development

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RADIO TALK FOR 5-K.A.

BY DON DUNSTAN

BROADCAST :
22/4/70.

SUBJECT: PLANNING AND DEVELOPMENT : HILLS FACE ZONE.

C.O. THEME - PEPPER.

ANN. THIS IS DON DUNSTAN SPEAKING ON BEHALF OF THE A.L.P.

GOOD EVENING :

I DON'T THINK THERE WOULD BE MANY PEOPLE IN SOUTH AUSTRALIA WHO ARE NOT INCREASINGLY CONCERNED ABOUT THE QUALITY OF OUR ENVIRONMENT AND TONIGHT I'D LIKE TO TALK ABOUT ONE WAY IN WHICH OUR CITY ENVIRONMENT IS SUFFERING.

IN 1962, A METROPOLITAN ADELAIDE DEVELOPMENT PLAN WAS PUBLISHED WITH ONE OF ITS MAJOR PROPOSALS BEING THE PROVISION OF A HILLS FACE ZONE, A GREEN BACK-DROP TO THE CITY OF ADELAIDE, AND ABOVE THE ZONE, A SCENIC DRIVE WHICH WOULD STRETCH FROM WILLUNGA TO GAWLER, OVERSEEING THE METROPOLITAN AREA IN MANY PLACES AND ^{IN} OTHERS ESPECIALLY ATTRACTIVE HILLS SCENES. IT WAS PROPOSED THAT WITHIN THE HILLS FACE ZONE ITSELF, THERE WAS NOT TO BE FURTHER HOUSING OR INDUSTRIAL OR QUARRYING DEVELOPMENT OF ANY SUBSTANTIAL NATURE. THE ZONE WOULD STRETCH RELATIVELY UNTOUCHED FROM FAR TO THE CITY'S SOUTH, RIGHT UP TO GAWLER. IF HOUSES WERE BUILT THERE, THEY HAD TO BE ON ALLOTMENTS NO SMALLER THAN TEN ACRES. THE GREEN FACE OF THE HILLS WAS TO BE SAVED FOR THE FUTURE ADELAIDE GENERATIONS.

BUT IN 1962, THE LIBERAL GOVERNMENT OF THE DAY PASSED NO TOWN PLANNING LEGISLATION TO GIVE ANY EFFECT TO THE RECOMMENDATIONS OF THE COMMITTEE WHICH HAD PREPARED THE METROPOLITAN ADELAIDE DEVELOPMENT PLAN. IT REMAINED FOR THE LABOR GOVERNMENT IN 1965 FIRSTLY TO INTRODUCE REGULATIONS TO PRESERVE SOME ASPECTS OF THE PLAN, AND FINALLY TO PASS THE FIRST COMPREHENSIVE TOWN PLANNING LEGISLATION THE STATE HAD EVER SEEN. IN 1967 THIS LEGISLATION GAVE POWER TO THE STATE PLANNING AUTHORITY TO MAKE THE NECESSARY REGULATIONS FOR PRESERVATION OF THE HILLS FACE ZONE, BUT SINCE THE LIBERAL GOVERNMENT TOOK OFFICE IN 1968, THE WORK OF THE STATE PLANNING

AUTHORITY HAS BEEN HAMPERED BY HAVING INSUFFICIENT FUNDS TO CARRY OUT ITS WORK. IT HAS BEEN UNABLE TO ADEQUATELY PREPARE PLANNING MATERIAL AROUND WHICH TO FRAME REGULATIONS, AND THROUGH INADEQUATE FUNDS, IT HAS BEEN UNABLE TO PURCHASE NECESSARY AREAS NEEDED TO BE PRESERVED AS OPEN SPACE FOR RECREATION. IN ADDITION, THE MINISTER NOW IN CHARGE OF SOUTH AUSTRALIA'S TOWN PLANNING ACT HAS NOT USED HIS POWERS TO ENSURE THAT THE PROVISIONS OF THE PLAN ARE CARRIED OUT. AND SO, IN THE HILLS FACE ZONE, WE NOW SEE SUBDIVISIONS WHICH RUN COUNTER TO THE ORIGINAL PLAN, BUILDING IN THE ZONE WHICH WILL DESTROY IT AS A GREEN BACK-DROP TO THE CITY, AND A DISASTROUS SPATE OF QUARRYING. PERMISSION HAS EITHER BEEN GIVEN BY THE MINISTER (OR AT LEAST IT HAS NOT BEEN DENIED) FOR QUARRIES TO EXTEND THEIR ACTIVITIES WITHIN THE HILLS FACE ZONE SO THAT THE NUMBER OF QUARRY SCARS HAS RAPIDLY INCREASED ON WHAT IS SUPPOSED TO BE A GREEN AND NATURAL AREA. BUT WHEN SOME OF THESE QUARRYING ACTIVITIES WERE BROUGHT TO THE ATTENTION OF THE MINISTER, HIS ONLY APPARENT RECOMMENDATION WAS TO SHAKE HIS HEAD IN CONCERN.

NOW THIS IS CLEARLY NOT GOOD ENOUGH. TOWN AND COUNTRY PLANNING IN THE MID 20TH CENTURY IS ABSOLUTELY ESSENTIAL IF WE ARE TO ESCAPE THE MISTAKES AND AGONIES OTHER UNPLANNED COMMUNITIES ARE EXPERIENCING IN THE WESTERN WORLD. WE NEED A CITY THAT NOT ONLY PROVIDES EVERYONE WITH AN ADEQUATE LIVELIHOOD - BUT ALSO A CITY WHICH IS NOT THE PRODUCT OF UNPLANNED IGNORANT OR SELFISH DEVELOPMENT. THE ADELAIDE HILLS SHOULD BE PROTECTED. THE HILLS FACE ZONE MUST REMAIN A FINE NATURAL BACK-DROP TO THE FINE CITY ADELAIDE IS AND WILL BECOME. THE PROVISIONS OF THE PLANNING AND DEVELOPMENT ACT ARE REALLY DEMOCRATIC PROVISIONS - BECAUSE THEY GIVE EVERYONE THE RIGHT TO A GOOD CITY OR COUNTRY ENVIRONMENT.

ONE THING IS FOR SURE. A LABOR GOVERNMENT WOULD NOT PROCRASTINATE IN CARRYING OUT THE PROVISIONS OF THE PLANNING AND DEVELOPMENT ACT. A LABOR MINISTER OF LOCAL GOVERNMENT WOULD CERTAINLY USE HIS POWERS UNDER THE ACT TO PRESERVE NOT ONLY THE HILLS FACE ZONE BUT ALL THE NATURAL FEATURES AND LANDS THAT EFFECTIVE TOWN PLANNING DEMANDS BE KEPT FOR THE ENJOYMENT OF THE PEOPLE. ADEQUATE FUNDS WOULD BE GIVEN TO PROVIDE BOTH FOR THE STAFFING OF THE STATE PLANNING OFFICE AND THE MONIES TO SERVICE THE LOANS NECESSARY TO PURCHASE OPEN SPACES. IN THE COUNTRY, REGIONAL PLANNING UNDER THE ACT, AND WHICH HAS BEEN SO SLOW IN FORTHCOMING, WOULD AGAIN BE GIVEN THE GOVERNMENTAL SUPPORT IT NEEDS. EVERYBODY IN SOUTH AUSTRALIA HAS THE RIGHT TO WELL PLANNED AND ATTRACTIVE ENVIRONMENT.

WHAT IS HAPPENING TO THE ADELAIDE HILLS FACE ZONE IS JUST ONE EXAMPLE OF THE INADEQUATE WAY IN WHICH THE TOWN PLANNING AND DEVELOPMENT ACT HAS BEEN ADMINISTERED OVER THE LAST TWO YEARS. SOME REAL DAMAGE HAS ALREADY BEEN DONE - BUT IT NEED NOT CONTINUE - AND WHAT WE NEED NOW IS A GOVERNMENT THAT WILL TAKE ACTION NOW.

GOOD NIGHT.

C.O. THEME AS ABOVE.

ANN: YOU HAVE BEEN LISTENING TO A TALK BY DON DUNSTAN, ON BEHALF OF THE AUSTRALIAN LABOR PARTY.