

17 September 2026
Our ref: 9091803

Productivity Commission
Ms Vanessa Kershaw
housing.supply@pc.gov.au

Dear Ms Kershaw

In response to the Productivity Commission's draft [interim report](#) on Housing Supply Regulation, the City of Onkaparinga administration has reviewed the report and its associated reform directions. Accordingly, please find attached our submission.

Council's submission to the Productivity Commission will highlight our position on state growth, being that the 2021 update to the South Australian planning system, via such mechanisms as the Greater Adelaide Regional Plan, has resolved land supply from a planning perspective. Rather we consider the issue to be a lack of **serviced land supply**. The funding shortfalls to key service providers for new trunk infrastructure over consecutive decades has resulted in this current problem, and we consider that concerted efforts are required to both fund and enable delivery of state level infrastructure.

Secondly, with the recent (and ongoing) planning reforms, both with the *Planning, Development and Infrastructure Act 2016* and the Planning and Design Code, we note that South Australia has already implemented many of the suggested Reform directions.

Further to the state planning reforms, the City of Onkaparinga has been at the forefront of planning policy having introduced in 2010 a policy framework to support infill and medium density housing which we note also aligns to a number of the Reform directions.

However, we do note some planning policy issues for review at state level. With the increasing medium density and infill housing we are seeing, particularly noting state policy that has reduced parking rates for affordable housing, we are already experiencing traffic and parking congestion and heightened community concerns around this matter. Given the severity of the issue in the community, the City of Onkaparinga has recently written to the State Planning Commission on this matter – on this basis, we do not support any reform that further exacerbates the issue.

Should you have any questions, or require clarification on our submission, please do not hesitate to contact Matthew Lawrence, Manager Development Services on [Redacted] or via [Redacted]

Yours sincerely

Sharon Mason
Chief Executive Officer