

NORTHERN TERRITORY OF AUSTRALIA

Planning Act

AMENDMENT TO NT PLANNING SCHEME

I, GERALD FRANCIS MCCARTHY, the Minister for Lands and Planning, under section 25(2)(c) of the *Planning Act*:

- (a) alter the proposal to amend the NT Planning Scheme numbered PA2010/0965 in accordance with the Schedule to this instrument; and
- (b) amend the NT Planning Scheme in accordance with the altered proposal

Dated 10th January 2011


Minister for Lands and Planning

SCHEDULE

AMENDMENT TO NT PLANNING SCHEME

AMENDMENT No. 162

1. Citation

This amendment to the NT Planning Scheme may be cited as Amendment No. 162.

2. Definition

In this amendment –

"amending map" means the map, signed by the Minister for Lands and Planning and marked "NT Planning Scheme Amendment No. 162", deposited in the office of the Department of Lands and Planning, Darwin;

"zoning map" means the zoning map within the meaning of the NT Planning Scheme.

3. Amendment of Zoning Map

The NT Planning Scheme is amended by:

- (a) amending the zoning map relating to Darwin to the extent of its inconsistency with the amending map in respect of the area of land shown on the amending map bounded by a thick black line and lettered **SD34** which is Lot 1310 Town of Nightcliff (38 Ryland Road, Millner); and
- (b) amending Schedule 1 to clause 2.4 – Specific Uses to include the following table:

| | |
|-------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| SD34 | <p>Lot 1310 Town of Nightcliff (38 Ryland Road, Millner)</p> <ol style="list-style-type: none">1. The purpose of this zone is to facilitate the use and development of the land for single storey, multiple dwellings for seniors and/or people with physical ailments or mobility impairments.2. With consent the land may be developed for the purpose of multiple dwellings if the development complies with all other requirements of the Planning Scheme as if the land were in Zone MD (Multiple Dwelling Residential). <p>If the development does not comply with the listed requirements, the consent authority may consent to a variation of the requirements only if it is satisfied that special circumstances justify the giving of consent.</p> <ol style="list-style-type: none">3. Despite paragraph 2, the consent authority must not consent to a development that exceeds:<ol style="list-style-type: none">(a) one storey in height; and(b) any more than two multiple dwellings. |
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NT PLANNING SCHEME
AMENDMENT No. 162
LOT 1310 TOWN OF NIGHTCLIFF

MINISTER FOR LANDS AND PLANNING

[Signature]

Date 10/1/2011



Northern
Territory
Government

Department of Lands & Planning



Scale 1: 1000 @ A4



File No.: PA2010/0965

Date: 28-Oct-10

Drawing Name: PSA Lot 1310 Nightcliff.dgn

NORTHERN TERRITORY OF AUSTRALIA

Planning Act

**NOTICE OF MAKING OF AMENDMENT TO NT PLANNING SCHEME
AMENDMENT No. 162**

DARWIN LOCALITY

I, GERALD FRANCIS MCCARTHY, the Minister for Lands and Planning, under section 28(1) of the *Planning Act*, give notice that –

- (a) I have, under section 25 of the Act, amended the NT Planning Scheme by rezoning Lot 1310 Town of Nightcliff (38 Ryland Road, Millner) from Zone SD (Single Dwelling Residential) to Zone **SD34** (Specific Use Zone Darwin no.34)
- (b) copies of the amendment, Amendment No 162, are available from the Offices of the Department of Lands and Planning, Ground Floor, 38 Cavenagh Street, Darwin.

Dated 10th January 2011



Minister for Lands and Planning

NORTHERN TERRITORY OF AUSTRALIA

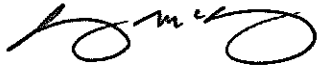
Planning Act
Section 29

NT PLANNING SCHEME AMENDMENT

AMENDMENT No. 162

Reasons for Decision

Lot 1310 Town of Nightcliff (38 Ryland Road, Millner) is suitable for multiple density development as sufficient strategic merit exists for the rezoning of the land. The site is also located near services including local schools, churches and shops, and is unlikely to adversely impact on the amenity of the locality.



GERALD FRANCIS MCCARTHY
Minister for Lands and Planning

10/1/2011