

# NORTHERN TERRITORY OF AUSTRALIA

## *Planning Act 1999* - section 41

### REASONS FOR DECISION

The decision to refuse an Exceptional Development Permit for Lot A and B, Hundred of Bray for the purpose of subdivision to create 7 lots was made pursuant to section 40(2)(d) of the *Planning Act 1999* for the following reasons:

The purpose of the *Planning Act 1999* is to establish a system to facilitate the orderly use and development of land. This is promoted through coordinated and efficient planning outcomes that includes the integration of land use planning with transport and physical infrastructure planning to provide for equitable, accessible, logical and efficient provision of services.

The land subject to this application is within a rural area, without access to a public road network or reticulated services. Land without access is not considered suitable for intensified development.

The proposal to subdivide land without legal land access being established is not consistent with the need to integrate land use planning with transport and physical infrastructure to fulfil the *Planning Act 1999* purpose and associated objectives.



JOSHUA ROLAND BURGOYNE  
Minister for Lands, Planning and Environment

17 / 12 / 2024