NORTHERN TERRITORY OF AUSTRALIA

Planning Act

AMENDMENT OF NT PLANNING SCHEME

I, DAVID WILLIAM TOLLNER, the Minister for Lands and Planning, under section 25(2)(a) of the Planning Act, amend the NT Planning Scheme by making the amendment specified in the Schedule.

Dated 17/1/2016

[Signature]

Minister for Lands and Planning

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SCHEDULE

AMENDMENT OF NT PLANNING SCHEME

AMENDMENT No. 439

1. Citation

This amendment to the NT Planning Scheme may be cited as Amendment No. 439.

2. Amendment to Schedule 2 – Schedule to Clause 2.7

(1) After the Darwin Regional Land Use Plan 2015 –

Insert

Alice Springs Regional Land Use Plan

Northern Territory Planning Commission

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NORTHERN TERRITORY OF AUSTRALIA

Planning Act

NOTICE OF AMENDMENT OF NT PLANNING SCHEME
AMENDMENT No. 439

I, DAVID WILLIAM TOLLNER, 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 Northern Territory Planning Scheme by amending Schedule 2 to introduce the Alice Springs Regional Land Use Plan 2016 as a Reference to Policy under clause 2.7; and

(b) copies of the amendment, (Amendment No. 439), are available from the Offices of the Department of Lands, Planning and the Environment, Green Well Building, 50 Bath Street, Alice Springs.

Dated 1/7/2016

[Signature]

Minister for Lands and Planning
Amendment No. 439 will amend the Planning Scheme by introducing the Alice Springs Regional Land Use Plan as a policy document in Schedule 2 of the NT Planning Scheme, as referred to under clause 2.7 (Reference to Policy).

The Plan confirms areas already zoned for urban development such as Larapinta, Mount Johns Valley and Kilgariff as providing the primary capacity for future residential for a population between 32,000 and 40,000. The ‘Undoolya’ area remains the preferred site for much longer term development which is consistent with previous planning documents, noting the need for extensive investigations into environmental and cultural constraints and significant infrastructure investment.

The Plan also recognises a recent amendment to the Planning Scheme to allow higher buildings in the CBD, which facilitates mixed use (commercial and residential) development opportunities to respond to emerging lifestyle trends. In concert with this is support for the evolution of existing neighbourhood shopping centres to more vibrant activity nodes with greater residential densities within walking distance, consistent with the NT Compact Urban Growth Policy introduced in 2015.

General industrial development will be catered for at Arumbera, with Brewer Estate (18km south of town) remaining the principal area identified for uses which benefit from being separated from other urban uses (traditionally described as “hazardous and offensive”).

In all cases the Plan acknowledges that future growth of Alice Springs will place increasingly higher demand on existing major trunk infrastructure, particularly those that need to pass through the Gap, such as road, rail, water and sewer.

The Plan provides a long-term strategic framework to anticipate and manage future growth and development in the Alice Springs region. It seeks to integrate strategic land use, transport and infrastructure planning to deliver more sustainable and cost-effective outcomes for growth while safeguarding natural resources and sensitive cultural and environmental areas.

DAVID WILLIAM TOLLNER
Minister for Lands and Planning

1/7/2016