

NORTHERN TERRITORY OF AUSTRALIA

Planning Act
Section 29

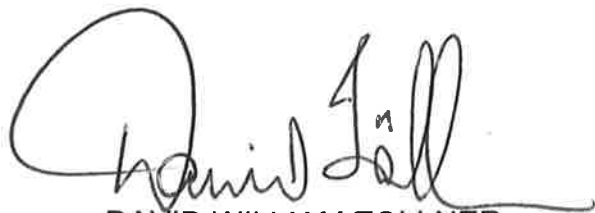
Reasons for Decision

NORTHERN TERRITORY PLANNING SCHEME
AMENDMENT No. 407

Lot 12087, Town of Palmerston, (Lambrick Avenue, Palmerston) is suitable for rezoning from Zone FD (Future Development) to Zone MD (Multiple Dwelling Residential), Zone PS (Public Open Space) and Zone CP (Community Purposes).

Specifically, this rezoning is suitable for the following reasons:

- It is consistent with the intent of the Palmerston Eastern Suburbs Area and the intended future use of the land identified on the Development Concept Plan as part of Development Permit DP14/0024;
- Of the 398 approved residential lots, 97 percent will be between 300 to 597m², with the remainder being larger lots suitable for multiple dwellings between 1858m² and 5083m². In accordance with NT Planning Scheme Table 11.1, the minimum size for lots within Zones SD (Single Dwelling), MR (Medium Density Residential) and HR (High Density Residential) is 800m², whilst Zone MD has a minimum lot size requirement of 300m²; and
- The proposed amendment is considered to be a "normalisation process" through the introduction of standard zones that better reflect the proposed land uses, which enable residential development and public open space in a manner that is generally consistent with the NT Planning Scheme and approved subdivision (DP14/0024).



DAVID WILLIAM TOLLNER
Minister for Lands and Planning

27 / 8 / 2015

NORTHERN TERRITORY OF AUSTRALIA

Planning Act

**NOTICE OF MAKING OF AMENDMENT TO NT PLANNING SCHEME
AMENDMENT No. 407**

I, DAVID WILLIAM TOLLNER, Minister for Lands and Planning, under section 28(1) of the *Planning Act*, give notice that –

- (a) I have, under section 13(2)(a)(ii) of the Act, amended the NT Planning Scheme by rezoning part of Lot 12087 Town of Palmerston from Zone FD (Future Development) to Zone MD (Multiple Dwelling Residential), Zone PS (Public Open Space) and Zone CP (Community Purposes); and
- (b) copies of the amendment (Amendment No. 407) are available from the Offices of the Department of Lands, Planning and the Environment, Ground Floor, 16 Parap Road, Parap.

Dated

27/8/2015



Minister for Lands and Planning