NORTHERN TERRITORY OF AUSTRALIA

Planning Act 1999

AMENDMENT TO NT PLANNING SCHEME

I, EVA DINA LAWLER, Minister for Infrastructure, Planning and Logistics, under sections 25(2)(a) of the Planning Act 1999, amend the NT Planning Scheme by making the amendment, specified in the Schedule.

Eva Lawler

Dated 16th October 2019.

Minister for Infrastructure, Planning and Logistics

SCHEDULE

AMENDMENT TO NT PLANNING SCHEME

AMENDMENT No. 532

1. Citation

This amendment to the NT Planning Scheme may be cited as Amendment No. 532.

2. Definition

In this amendment –

"amending map" means the map, signed by the Minister for Infrastructure, Planning and Logistics and marked "NT Planning Scheme Amendment No. 532", deposited in the office of the Department of Infrastructure, Planning and Logistics, 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 amending the zoning map relating to Katherine 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 MD which is Lots 2800, 2801 and 2802 Town of Katherine.
NORTHERN TERRITORY OF AUSTRALIA

Planning Act 1999
Section 29

Reasons for Decision

NORTHERN TERRITORY PLANNING SCHEME
AMENDMENT No. 532

Lots 2800, 2801 and 2802 (2, 4 and 6 Casuarina Street, Katherine East), Town of Katherine are suitable for rezoning from Zone SD (Single Dwelling Residential) to Zone MD (Multiple Dwelling Residential).

Specifically, this rezoning is suitable because it is consistent with the Katherine Land Use Plan and the Compact Urban Growth Policy. These document are the approved land use policies that apply to the subject sites. The following information outlines how this rezoning complies with these policies.

Katherine Land Use Plan

The rezoning is consistent with the objectives of the Katherine Land Use Plan relating to:

- the desire to increase dwelling densities in close proximity to community services;
- the avoidance of additional residential activity within the noise exposure contour associated with RAAF Base Tindal; and
- the desire to provide land for a range of dwelling types that cater for the increased single person households and an aging population.

Compact Urban Growth Policy

The proposal is also consistent with the Compact Urban Growth Policy because:

- the site is a comfortable walking distance (within 400m) to public open space;
- the rezoning would continue the existing town planning zoning sequence as neighbouring sites are within Zone MD (Multiple Dwelling Residential), including four lots on Acacia Drive and eight lots on Casuarina Street;
- the site has access to Casuarina Street and Acacia Drive, which have a road reserve width that can support the increased density in the area (including catering for on street parking and passing traffic);
• the application details preliminary investigations into infrastructure provisions that have been undertaken and suggests there is capacity to accommodate the additional dwelling density; and

• the land is free of constraints, including flooding and noise associated with RAAF Base Tindal.

There were no objections from the community about this proposal.

EVA DINAH LAWLER
Minister for Infrastructure, Planning and Logistics

6/10/2019