

Pre-application planning forum meeting

Form B: project development phase

The preliminary advice expressed during a pre-application forum in no way pre-empts the consent authorities' decision. The advice provided is preliminary only, and is made on the basis of information immediately available at the time of the forum and the professional opinion of the relevant authorities that attend.

Fields marked with an asterisk (*) are required.

Fields marked with a caret (^) are for office use only.

Applicant details

Company/applicant name*

First name*

Last name*

Phone*

Email address*

Land details

Town/hundred/locality*

Parcel number*

Number and street address*

Current zone*

Current land use*

Proposal summary – development/rezoning*

Developer checklist – project development

This checklist assumes the developer is at the project development phase (refer to table 3 - project development of the NT SDG). At this phase of the development, relevant authorities will provide preliminary advice on any particular constraints, risks and opportunities. This information can be used to support a development application.

Have subdivision suitability assessments been completed? (Refer to section 3 of the Northern Territory subdivision guidelines at the NTLIS website¹) addressing the following*:	
Land suitability	Yes / No or N/A
Environmental risk	Yes / No or N/A
AAPA certificates	Yes / No or N/A
Heritage assessments	Yes / No or N/A
Contaminated land	Yes / No or N/A
Biting insect constraints	Yes / No or N/A
Land use separation zones	Yes / No or N/A
Wellhead production zones	Yes / No or N/A
Pre-feasibility infrastructure capacity assessment	Yes / No or N/A
Has any site constraints been identified by the subdivision suitability assessments and how they are intended to be resolved?	Yes / No or N/A
Subdivision masterplan	
Has a draft subdivision masterplan been prepared? (Refer to section 2.3 of the NTSDG) addressing the following*:	
Has a traffic impact assessment/statement been prepared? (Refer to section 4.3 of the NTSDG)* Where traffic generated by the subdivision increases the existing traffic of a road vested to the Territory by 5% or more, it must be analysed and included within the applicant's traffic impact assessment/statement. If no, please provide further details below.	Yes / No or N/A
Has a public open space masterplan including landscaping provisions been prepared? (Refer to section 5.2 of the NTSDG)* If no, please provide further details below.	

¹ <https://www.ntlis.nt.gov.au/sdg-online/>

Has a part 1 stormwater management plan been prepared? (Refer to section 7.1.1 of the NTSDG)* If no, please provide further details below.	Yes / No or N/A
Has a servicing strategy report been prepared? (Refer to table 3 – project development of the NTSDG)*	
Power If no, please provide further details below.	Yes / No or N/A
Water If no, please provide further details below.	Yes / No or N/A
Sewer If no, please provide further details below.	Yes / No or N/A
Has a refined street network and hierarchy design been prepared including*: <ul style="list-style-type: none"> • bus routes/stops and associated catchment areas • emergency/ service vehicle access provisions or limitations • allotment access arrangements • formalised parking • footpath/shared path networks. 	Yes / No or N/A
Subdivision works inconsistent with the Northern Territory subdivision guidelines or the Northern Territory Planning Scheme	
Does the applicant's proposal include any items that are inconsistent with the subdivision guidelines or planning scheme(*)? If yes, please provide further details below (applicants are encouraged to engage with relevant authorities to seek approval for any of these items):	Yes / No or N/A
Attachments	
Please provide supporting documentation in relation to any areas that are marked as a "yes" above	

Office use only^	
Date received :	
Action officer:	
Planning adviser allocation:	
Further information	
<p>It is recommended that the applicant engages a professional planner for support with the development assessment process. You can contact a Development Assessment Services planner for preliminary advice at das.ntg@nt.gov.au or 08 8999 6046</p> <p>The development assessment forum is intended to provide relevant authority comments on known constraints and/or opportunities with respect to a proposed development based on information provided by the developer. This is so the developer can address relevant authority comments prior to deciding to formally prepare and lodge the respective development application.</p> <p>The information and process is to ensure that applications are dealt with in the most efficient way possible. Therefore, you should provide your information 4 weeks ahead of any scheduled development assessment forum to enable relevant authorities to consider the proposal and come prepared to the forum.</p>	

Privacy note

The Department of Infrastructure, Planning and Logistics, is authorised under the *Planning Act 1999* to collect the information on this form, or otherwise provided by you. Failure to provide the information in full may result in delays in processing the application.

Some of the personal information provided by you on this form may be provided to the other NT Government agencies, local governments and Commonwealth Government Departments and agencies, as required by law.

Collection of personal information on this form is done in accordance with the privacy legislation contained within the *Information Act 2002* (NT). For more information please refer to the Department of Infrastructure, Planning and Logistics privacy statement located at the NT Government website². Any personal information provided can be subsequently accessed by you on request.

² <https://nt.gov.au/law/rights/privacy-your-rights>