

NORTHERN TERRITORY OF AUSTRALIA

Planning Act

AMENDMENT OF NT PLANNING SCHEME

I, DELIA PHOEBE LAWRIE, the Minister for Planning and Lands, under section 25(2)(c) of the *Planning Act*:

- (a) alter the proposal to amend the NT Planning Scheme numbered PA2007/0478 in accordance with the Schedule to this instrument; and
- (b) amend the NT Planning Scheme in accordance with the altered proposal.

Dated 10th March 2008


Minister for Planning and Lands

SCHEDULE

AMENDMENT OF NT PLANNING SCHEME

AMENDMENT No. 51

1. Citation

This amendment to the NT Planning Scheme may be cited as Amendment No. 51.

2. New Clause 14.5.3

After Clause 14.5.2 –

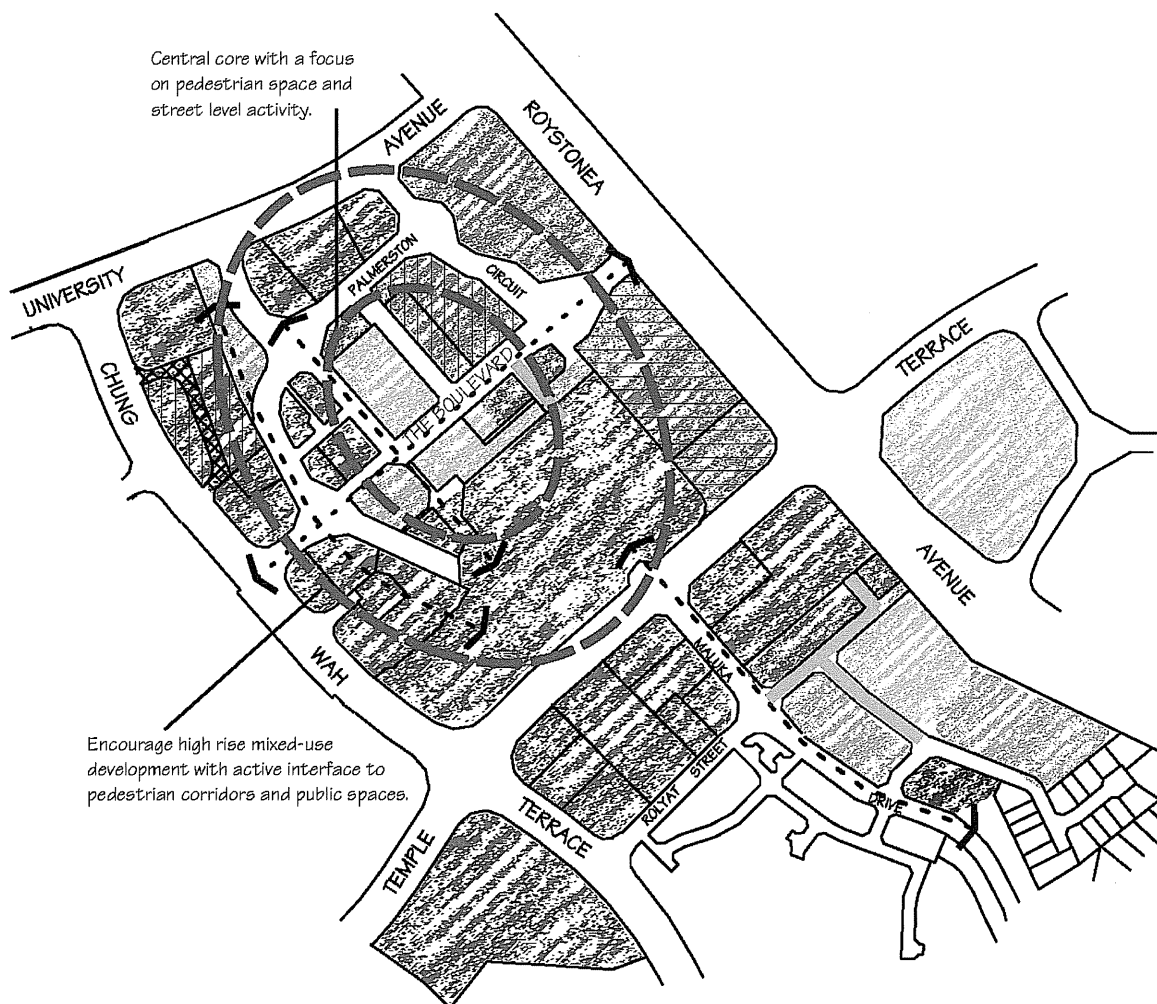
Insert

14.5.3 Palmerston City Centre Planning Principles and Area Plan












Development within the Palmerston City Centre is to be consistent with the following principles:

- 1. Provide a diversity of land uses including office and retail, entertainment, residential, tourist accommodation and community services which reinforce the role of the City Centre as a competitive location for commerce and community activity in the region and as the principle focus for facilities and services for the Palmerston community.

2. Relate the scale and density of development to the significance of the centre to both the region and the city and to reflect the desired future character by creating positive mixed use relationships, encouraging high density residential living and achieving people friendly urban places.
3. Create a coherent and interconnected built environment and public domain that contributes to a sense of place and community within the centre that includes:
 - (a) legible connections between streets and movement corridors that assist orientation and movement within the centre;
 - (b) public transport facilities like buses, taxis, minibuses etc convenient to the central core;
 - (c) an active interface between public and private areas through architectural devices such as articulated facades, arcades, detailing and material, and street level land uses that create interest and activity;
 - (d) awnings above the full width of pedestrian thoroughfares throughout the Palmerston City Centre; and
 - (e) strong themed landscaping to all streets and public spaces, particularly within the central core, to enhance pedestrian and streetscape amenity.



Legend

-  Commercial (Possible Residential or Tourist Accommodation at Upper Levels)
-  Community Use
-  Open Space
-  Mixed uses Commercial, Residential & Tourist Accommodation.
-  Conservation
-  Residential
-  Integrated Multi-level public car park
-  Integrated Public Transport Hub
-  Possible Road Closure
-  Pedestrian Focus
-  Proposed Road



0 250m

Palmerston City Centre Area Plan

NORTHERN TERRITORY OF AUSTRALIA

Planning Act

**NOTICE OF AMENDMENT OF NT PLANNING SCHEME
AMENDMENT No. 51**

PALMERSTON LOCALITY

I, DELIA PHOEBE LAWRIE, the Minister for Planning and Lands, pursuant to section 28(1) of the *Planning Act*, give notice that -

- (a) I have amended the NT Planning Scheme by including Planning Principles and an Area Plan for the Palmerston City Centre in Part 8 of the NT Planning Scheme; and
- (b) copies of the amendment are available from the Offices of the Department of Planning and Infrastructure, Ground Floor, Cavenagh House, 38 Cavenagh Street, Darwin.

Dated 15th March 2008


Minister for Planning and Lands

NORTHERN TERRITORY OF AUSTRALIA

Planning Act
Section 29

Reasons for Decision

NT PLANNING SCHEME AMENDMENT

AMENDMENT No. 51

The Planning Principles and Area Plan for the Palmerston City Centre establish a framework to guide future development.

The principles encourage a diversity of land uses, development of a scale and density which reflects the significance of the centre to both the region and the city and the creation of a coherent and interconnected built environment and public domain that will contribute to a sense of place and community within the centre.



DELIA PHOEBE LAWRIE
Minister for Planning and Lands

10/3 /2008