

NORTHERN TERRITORY OF AUSTRALIA

Planning Act

Section 29

NT PLANNING SCHEME AMENDMENT PA2008/0267

Reasons for Decision

A rezoning is an amendment to Government policy and merits careful consideration to assure it is consistent with land capability; desired land use planning outcomes and community expectations. Part Lot 8630 Town of Nightcliff and part Lot 5182 Town of Darwin are located in a primary storm surge zone and which forms a buffer between adjacent development and sensitive mangroves.

The main issues with this application are that:

1. the Northern Territory Planning Scheme states that industrial development should not occur within a primary storm surge zone;
2. there is no demonstrated need for additional light industrial land in this locality;
3. the requirement for a 200 metre native vegetation buffer to the mangroves;
4. when developing the land there will be a negative impact on the native vegetation; and
5. there is no demonstrated benefit to the community or improved land use planning outcomes by the proposal

The application does not demonstrate any particular merit that would warrant the rezoning to Zone LI (Light Industry), and on this basis I refuse to amend the NT Planning Scheme.



GERALD FRANCIS MCCARTHY
Minister for Lands and Planning

30/VI/2010