

2026

**THE LEGISLATIVE ASSEMBLY FOR THE
AUSTRALIAN CAPITAL TERRITORY**

ELEVENTH ASSEMBLY

**3 (f) - Woden Town Centre Integrated Land Use Plan - Assembly Resolution of
3 February 2026 - Government Response**

**Presented by
Chris Steel MLA
Minister for Planning and Sustainable Development
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The declaration of, and subsequent management by the City Renewal Authority (CRA) of declared, urban renewal precincts are dealt with under the *City Renewal Authority and Suburban Land Agency Act 2017*. This includes specific criteria which must be considered in making declarations (section 36), and requirements for the determination of priorities (section 35) and the minimum number of affordable, community and housing for development (section 65) applying to urban renewal precincts.

As outlined in the Act Minister for Planning – Statement of Planning Priorities 2025-2028, the ACT Government will consider the declaration of the Light Rail corridor between the City and Woden Valley, including the Woden Town Centre, as a designated ‘urban renewal’ precinct to promote the delivery of design-led, people-focused urban renewal, and encourage social and environmental sustainability.

Whilst this was considered through the Budget process, we have made the decision to consult with the community first on outcomes they want to see in Woden Town Centre and the broader Southern Gateway corridor ahead of making a declaration. Future decisions will be informed by the draft Southern Gateway Planning and Design Framework (the Framework), which will establish the long-term vision for the corridor which stretches from Parliament House in the Inner South, through the Woden Valley to Farrer and Torrens, and encompasses important commercial centres such as Curtin, Mawson and the Woden Town Centre.

This corridor represents one of the most significant long-term planning opportunities for Canberra, and the Framework is central to establishing an integrated land-use and transport plan which promotes sustainable and design-led development, and supports vibrant, community-focused places.

Delivering this vision requires careful coordination with urban renewal, in particular, at this scale inherently complex. Without a coordinated approach, there

is a risk that development occurs in a fragmented and un-sequenced way, missing opportunities to deliver high-quality, integrated outcomes for the community.

Therefore, the Government is focussed on ensuring renewal in the corridor is delivered in a way that is proportionate and evidence-informed, supports integrated land use and transport outcomes, respects the existing character and role of centres and precincts within the corridor, and delivers tangible benefits to the community over time.

This corridor involves multiple landholders, multiple government agencies, and a range of competing priorities across infrastructure, housing, employment, and public space. Therefore, the Government also recognises importance of hearing directly from the Canberra community as to the future of areas along the corridor, including potential urban renewal precincts.

Public consultation on the draft Southern Gateway Planning and Design Framework is scheduled to commence around the middle of 2026. This will provide an important opportunity for Canberrans to have their say on the future of the corridor and the role of the Woden Town Centre within it.

In this context, the Government will seek community feedback regarding the declaration of an urban renewal precinct, or precincts, within the Corridor through the draft Framework consultation process. This will enable community priorities for housing, jobs, transport and public spaces to inform opportunities to enhance amenity, accessibility and connectivity, including future decisions by Government with regards to urban renewal areas, and their associated their priorities.

Noting this, it is not proposed that this matter not be progressed as part of the 2026–27 Budget. The Government acknowledges the Assembly resolution of 3 February 2026 (Woden Town Centre Integrated Land Use Plan) called on the Government to “consider the declaration of the WTC (Woden Town Centre) as an urban renewal precinct through the 2026-27 Budget...”. However, this approach

ensures that renewal in Woden and along this corridor is well-coordinated, community-informed, and aligned with long-term strategic objectives, whilst also representing an efficient use of resources.

This approach also aligns with more recent resolutions by the Assembly calling on the Government to undertake community consultation as part of the establishment of urban renewal areas, namely the Assembly resolution of 7 May 2026 (Belconnen Town Centre Masterplan Review). It allows the Government to consider any applicable recommendations which may arise from the Standing Committee on Environment and Planning's Inquiry into the Role and Future of the Woden Town Centre in the context of a compact city.

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