



LEGISLATIVE ASSEMBLY FOR THE AUSTRALIAN CAPITAL TERRITORY

STANDING COMMITTEE ON PLANNING AND URBAN SERVICES

REPORT NO.52

DRAFT VARIATION TO THE TERRITORY PLAN NO.139

PROPOSED ADDITIONAL USES IN B11 (NORTH CANBERRA)

RECOMMENDATION

1. *The committee recommends that draft Variation No.139 to the Territory Plan Proposed Additional Uses in B11 (North Canberra) be endorsed.*

INTRODUCTION

1. On 9/12/99 the Minister for Urban Services referred draft Variation No.139 to the committee for its consideration, in line with s25 of the *Land (Planning and Environment) Act 1991*.
2. The draft Variation [dV] provides for a limited range of commercial activities in the Area Specific Policy B11. It adds business agency, office, restaurant and shop uses to the existing residential land use policy. It limits the size of any such business to 100m² in any section and stipulates that it be part of an integrated mixed use development that includes multi-unit housing.

CONSIDERATION BY THE COMMITTEE

3. The committee obtained copies of, and took into account, the five submissions to PALM in mid-1999.
4. The committee notes that the dV was revised by PALM in response to issues raised in those submissions.

5. The committee invited public comment by way of advertisements in the *Canberra Times* (Public Notices) on 18/12/99 and the *Chronicle* on 21/12/99. Two written submissions were received by the committee.
6. On 7/7/00 the committee conducted a public hearing attended by officers of PALM.
7. The transcript of the hearing—and all written material passed to the committee by the Minister—was authorised for publication by the committee. It is available on request from the Committee Office of the Assembly (ph: 6205-0127).
8. Following the public hearing, the committee deliberated in private on the dV. It resolved on the recommendation outlined at the head of this report.

WHAT HAPPENS NEXT

9. After the committee's report is tabled in the next parliamentary sittings, the government—having regard to this report—will table its decision. Assembly members will have five sitting days to reject all, or part, of whatever decision is made by the government.

Mr Hird MLA
Chair
7 July 2000

STANDING COMMITTEE ON PLANNING AND URBAN SERVICES

The committee was established on 28/4/98 to inquire into and report on planning and lease management, road and transport services, housing and housing assistance, government purchasing and public utilities purchasing, electricity industry and regulation, construction industry policy, parks and forests, private sector employment inspectorate, building services, environment, heritage and municipal services and any other related matter (*resolution of appointment, as amended on 25/11/99*).

Committee members

Mr Harold Hird MLA (Chair)

Mr Dave Rugendyke MLA (Deputy Chair)

Mr Simon Corbell MLA

Secretary – Mr Rod Power

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