

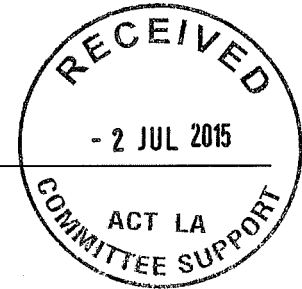


**LEGISLATIVE ASSEMBLY**  
FOR THE AUSTRALIAN CAPITAL TERRITORY

**SELECT COMMITTEE ON ESTIMATES 2015-16**

MR BRENDAN SMYTH MLA (CHAIR), MS MEEGAN FITZHARRIS MLA (DEPUTY CHAIR), DR CHRIS BOURKE MLA, MS NICOLE LAWDER MLA

**ANSWER TO QUESTION ON NOTICE**



Mr Steve Doszpot MLA: To ask the Minister for Education and Training

Ref: ETD , Budget paper F Output 1.2 Public High School Education

In relation to: Telopea Park Montgomery Oval Tennis Courts

On Monday 24 November 2014 , ETD's Deputy Director General Organisational Integrity wrote via email to various other officials and agencies and said, in relation to the relocation of the MOCCA child care facility: *"ETD has not yet undertaken an analysis of the Telopea site and will do so. Preliminary advice indicates that it may not be a viable option..."*

By 18 December, the site been determined as suitable. What were the factors that led to the site originally being considered as potentially not a viable option?

1. What led to the change in suitability of the site?
2. Who made the assessment?
3. What was the timeframe given to deliver an assessment of the site?
4. Which Directorates were provided with the assessment report?

Minister Burch MLA: The answer to the Member's question is as follows:–

A preliminary assessment of Telopea Park School's use of the Montgomery Oval tennis courts indicated a continued need for such sporting facilities at the school. As such, initial advice to the Land Development Agency was that the Montgomery Oval tennis courts may not be a viable option to develop.

During the period between 24 November 2014 and 18 December 2014, the Education and Training Directorate undertook a more detailed evaluation of the Telopea Park School Site (including Montgomery Oval and the tennis courts). This investigated:

- the area occupied by the whole of the Telopea Park School site;
- the area occupied by the current tennis courts;
- the capacity of the school and its enrolment projections (stable, declining, growing);
- how the area occupied by Telopea Park School compared with other school area provisions;
- what new facilities may be required for the school in the future;
- current utilisation of the Montgomery Oval tennis courts;
- the viability of building new sports courts on the Telopea Park School main site; and
- the potential for improved student safety and access to upgraded sporting facilities.

This evaluation supported the viability of developing new sporting facilities on the Telopea School main site, and that this option represented a good outcome for students at the school.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:

*J. Burch* 2.7.15

Date:

By the Minister for Education and Training, Ms Joy Burch MLA



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**ANSWER TO QUESTION ON NOTICE**



Ms Fitzharris: To ask the Minister for Health

In relation to: Respite care at home and Clare Holland House

Minister, what support arrangements are in place to support children and their families in the ACT's respite care services and, especially at Clare Holland House?

Are there staff in these services and at Clare Holland House that have specific paediatric training?

Is there a paediatric room, or ability to create a paediatric space, at Clare Holland House?

Minister Corbell: The answer to the Member's question is:

Clare Holland House has one respite care bed that can be booked for anyone who has a terminal illness and requires specialist palliative care.

None of the staff at Clare Holland House have specific paediatric training. If a paediatric patient is admitted to Clare Holland House, the ACT Paediatric Palliative Care Network (comprising Canberra Hospital Paediatric Unit, Bear Cottage, Prince of Wales and Westmead Hospitals) provides particular education and training in relation to patient-specific paediatric issues and this is organised prior to or during the admission.

Clare Holland House conducts several paediatric specific in-service training sessions each year to educate staff of what may be expected when caring for a child.

The medical staff do not have specific paediatric qualifications however they have training in the management of paediatric palliative care. They also they have strong links through the Paediatric Palliative Care Network, and have unhindered access to paediatricians at Canberra Hospital, Prince of Wales and Westmead Hospitals.

Clare Holland House does not have a specific paediatric room. For paediatric patients, families, parents and carers are encouraged to make the room as homely as they wish. There is a covered children's playground and a range of toys, music, DVDs and electronic games that can be lent to children.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:

By the Minister for Health, Simon Corbell MLA

Date:

7.7.15





**LEGISLATIVE ASSEMBLY**  
FOR THE AUSTRALIAN CAPITAL TERRITORY

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**ANSWER TO QUESTION ON NOTICE**



Meegan Fitzharris : To ask the Minister for Community Services

Community Services: Philanthropic/Institutional Investor model: Budget paper G, page number 9, output class 3

In relation to: progress on this measure from the 2014-15 Budget and future plans.

Minister, what progress has been made on the measure Philanthropic/Institutional Investor initiative from the 2014-15 Budget?

What plans are there for the future of this work?

Yvette Berry: The answer to the Member's question is as follows:—

The Philanthropic/Institutional Investor initiative had an internal budget of \$80k during 2014-15 to explore options for facilitating enhanced philanthropic links between private sector and not-for-profit organisations. URBIS has been engaged through the NDIS sector development funding to undertake work to support community providers to be positioned to maintain their volunteer and philanthropic investment in the context of NDIS. The final report will provide additional advice on strategies to engage corporate organisations in philanthropic giving.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:

Date:

30/06/15

By the Minister for Community Services, Ms Yvette Berry



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**QUESTION ON NOTICE**

Meegan Fitzharris : To ask the Chief Minister

Digital record keeping: Budget Paper B, page number 20, output class 4

In relation to: Digital record keeping

Chief Minister, with regard to digital record keeping:

1. Is the Territory Records Act sufficiently up to date to facilitate a shift to electronic and digital record keeping and client management systems?
2. Are there any legislative reforms in the pipeline?
3. Is there a definition of what is an 'official record' and is that contained in the Act or defined elsewhere?
4. Does an 'official record' have to be paper?

MINISTER BARR : The answer to the Member's question is as follows:-

1. The Territory Records Act was drafted to be 'technology neutral', and is capable of supporting the management of records in any format.
2. No amendments to the Territory Records Act are currently contemplated.
3. The term 'official record' does not appear in the Territory Records Act. However, section 9(3) of the Territory Records Act describes a territory record as "a record made and kept, or received and kept, by a person in the course of exercising a function under a territory law".

The Territory Records Act dictionary goes on to define a record as "information created and kept, or received and kept, as evidence and information by a person in accordance with a legal obligation or in the course of conducting business; and includes information in written, electronic or any other form".

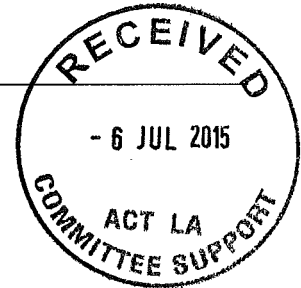
4. An official record does not have to be paper.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: 

Date: 3.7.15

By the Chief Minister, Andrew Barr MLA



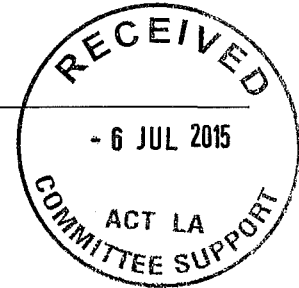


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**QUESTION ON NOTICE**



Meegan Fitzharris MLA: To ask the Minister for Roads and Parking

Roads and Parking: Budget paper H, page number 6, output class 1.2

In relation to projected traffic volumes on Gungahlin roads.

**Ms Fitzharris:** Can TAMS provide traffic volume figure projections for the following roads over the following periods: 2016, 2019, 2022 and 2025?

- Flemington Road:— Federal Highway – Well Station Drive, Well Station Drive – Kate Crace Street;
- Gundaroo Drive: - Horse Park Drive – Mirrabei Drive, Mirrabei Drive – Gungahlin Drive, Gungahlin Drive – Barton Highway;
- Gungahlin Drive: - Barton Highway – Gundaroo Drive, Gundaroo Drive – Horse Park Drive;
- Horse Park Drive: Majura Parkway – Anthony Rolfe Avenue, Anthony Rolfe Avenue – Mulligans Flat Road.

Minister Gentleman: The answer to the Member's question is as follows:—

The Environment and Planning Directorate maintains a transport models for traffic projections based on land use and transport relationships. The models are established corresponding to the past and future ABS census years for the optimum use of census data. Hence, projections are available for 2016, 2021 and 2031. The table below provides the projections of traffic volume during peak hour.

	2016		2021		2031	
	Traffic volumes		Traffic volumes		Traffic volumes	
	South bound	North bound	South bound	North bound	South bound	North bound
<b>Flemington Road</b>						
Federal Highway to Well Station Drive	1343	570	1286	625	1324	746
Well Station Drive to Kate Crace Street	1330	636	1351	826	1206	1040
<b>Gungahlin Drive</b>						
Barton Highway to Gundaroo Drive	2192	888	2290	835	2378	1004
Gundaroo Drive to Horse Park Drive	1152	537	1167	546	1194	508
<b>Horse Park Drive</b>						
Majura Parkway to Anthony Rolfe Avenue	1687	422	2349	722	2708	1097
Anthony Rolfe Avenue to Mulligans Flat Road	980	422	1709	494	1820	553

	2016		2021		2031	
	Traffic volumes		Traffic volumes		Traffic volumes	
	East bound	West bound	East bound	West bound	East bound	West bound
<b>Gundaroo Drive</b>						
Horse Park Drive to Mirrabei Drive	362	862	767	431	404	852
Mirrabei Drive to Gungahlin Drive	633	1300	686	1308	788	1363
Gungahlin Drive to Barton Highway	608	1545	647	1605	651	1749

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:



Date:

6/9/15

By the Minister for Roads and Parking, Mr Mick Gentleman MLA





**LEGISLATIVE ASSEMBLY**  
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**ANSWER TO QUESTION ON NOTICE**



Meegan Fitzharris MLA : To ask the Minister for Roads and Parking

Roads and Parking: Budget paper H, page number 6, output class 1.2

In relation to: The intersection of The Valley Ave and Gungahlin Dr

Minister, can TAMS provide detail of the potential options for resolving traffic issues around The Valley Ave campus of Burgmann Anglican School?

Can TAMS also advise whether there has been assessment of an option to provide an entry point from Gungahlin Drive to the rear of Burgmann to exit on Delma View?

Mick Gentleman MLA: The answer to the Member's question is as follows:—

TAMS has not considered an option to provide an entrance to Burgmann College from Gungahlin Drive.

However Roads ACT has worked with Burgmann school over the last few years investigating any concerns they have raised and has implemented a number of improvements, examples include:

- Provision of a right turn lane from The Valley Avenue to the school.
- Construction of a left turn slip lane on The Valley venue between Delma View and the school.
- Modification to access arrangements restricting right hand turns from the western school exit.
- Installation of vehicle barriers to control vehicle movements at the school's access.
- The implementation of parking restrictions on nearby streets.
- The provision of pedestrian traffic signals in front of the school.

Roads ACT will continue to work with the school.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:

A handwritten signature in black ink, appearing to be "MG".

Date:

6/7/15

By the Minister for Roads and Parking, Mick Gentleman MLA



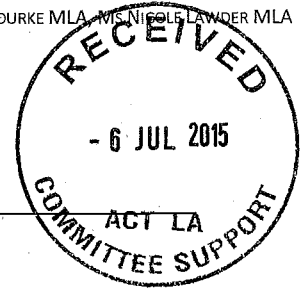


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**ANSWER TO QUESTION ON NOTICE**



Meegan Fitzharris MLA: To ask the Minister for Roads and Parking

Ref: Roads and Sustainable Transport, Budget paper H, page number 10, output class 1.2

In relation to: Gundaroo Drive duplication stage 1

What arrangements will be put in place for residents of Kurrama Close, Margany Close and Jaru Place in Ngunnawal both during and after the Gundaroo Drive duplication gets underway?

Mick Gentleman MLA: The answer to the Member's question is as follows:-

There are a number of measures that will be employed during and after construction of Stage 1 of the Gundaroo Drive Duplication aimed at minimising the impact of works on residents of nearby areas including Kurrama Close, Margany Close and Jaru Place.

Temporary measures undertaken during construction will include:

- The construction contractor will be required to develop and implement a Temporary Traffic Management plan that provides both safety for workers during construction and provides ongoing access to nearby local streets.
- Information on staging of the works and anticipated impacts will be provided to the residents prior to commencement and as works progress.

Permanent measures include:

- Installation of noise walls of varying heights from 1-3m between the new carriageway and homes on Kurrama Close, Margany Close and Jaru Place.
- Planting of new shrubs and trees to complement those existing plants that are to be retained.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:

Date:

6/7/15

By the Minister for Roads and Parking, Mick Gentleman MLA.



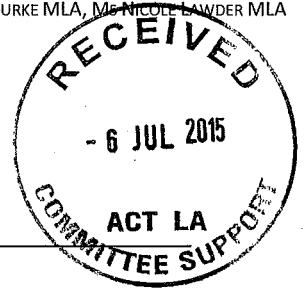


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MR COE on Friday, 19 June 2015: Mr Tomlins took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 14 - proof]

In relation to: Contract weighting

**THE CHAIR:** It is not. We will go back to the provision of a service like a stationery service. Do we ask stationery suppliers to tell us where they get all their material from? None of it is made in the ACT?

**Mr Tomlins:** We ask them for information on what is local. Essentially the five per cent is ratcheted down as the local content is ratcheted down. It is a lot easier with goods and services to make a reasonable assessment than it is with construction.

**MR COE:** But given there is virtually no manufacturing in the ACT for goods such as stationery items, does that mean no stationery contractor in the ACT that attracts five per cent?

**Mr Tomlins:** I would have to take that on notice. There is still a lot of value in terms of the overheads, the local employment and all of that associated with the local suppliers.

**MINISTER FOR ECONOMIC DEVELOPMENT:** The answer to the Member's question is as follows:-

The Territory's Whole of Government stationery contract with OfficeMax commenced in June 2011 and is due to expire in June next year with the possibility of one further option period of up to two years. The Request for Tender preceded the implementation of the Regional Small and Medium Enterprises (SME) requirements and accordingly the 5 per cent weighting was not included in the tender requirements. However, had the SME weighting been applied, none of the Tenderers would have met the Regional SME criterion.

At this stage it is anticipated that information will be sought about a Tenderer's SME status when the Territory next goes to market for its stationery requirements.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 5.7.15

By the Minister for Economic Development, Andrew Barr MLA

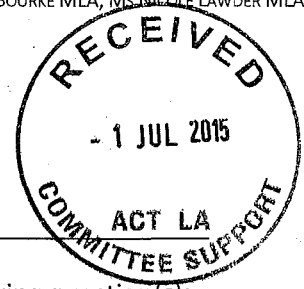


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MS LAWDER on Friday, 19 June 2015: Mr Bailey took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 26 - proof]

In relation to: Research – Property services survey

**MS LAWDER:** Thank you. Property services, which is on page 41 of the budget paper. There was a low satisfaction, 20 per cent below target, of management with community facilities. What were some of the reasons for that low satisfaction rating?

**Mr Bailey:** Okay. Daniel Bailey, director of ACT Property Group. The challenge we have with the satisfaction survey is a lot of the community tenants are sitting in old buildings that probably were not built for purpose, so that is a challenge, that they are sort of retro-fitted.

The survey that we go out, we went out to over 250 different people for survey. You know, we had 60 responses, so whether or not we are capturing everybody and getting that—those surveys are always sort of open to that, I suppose, but that is a challenge in itself as well, just the response rate for the survey.

**MS LAWDER:** So the—they are, I understand, usually older buildings, but the tenants are also paying much less rent than they would for, you know, another commercial property. Do they not sort of take that into account with the survey?

**Mr Bailey:** No, unfortunately not, I suppose, and we have got a mix of different rates there, some peppercorn, or some on a community rate, and we do even have some commercial tenants, but I suppose that does not mean that they require any less service and amenity so we still have to make sure that it is up to a certain standard.

**MS LAWDER:** So most of the dissatisfaction relates to the actual facilities not the management or responsiveness?

**Mr Bailey:** I think there is a bit of both so we are quite open in the survey to make sure it is the building condition but also how they are serviced from the property group so that it is probably a bit of that in there as well.

**MS LAWDER:** Are you able to provide a breakdown?

**Mr Bailey:** I could get the survey results I suppose and provide that to you in terms of—

**MS LAWDER:** So you will take that on notice?

**Mr Bailey:** Yes, I can take that on notice.

**MINISTER FOR ECONOMIC DEVELOPMENT:** The answer to the Member's question is as follows:—

ACT Property Group is currently collating and analysing the responses to the 2015 Tenant Satisfaction Survey. ACT Property Group distributed the survey invitation to 256 tenant contacts and 60 valid responses were received by the closing date, a response rate of 23%. Preliminary information is provided below for the Committee's information.

The overall satisfaction level (Satisfied or Very Satisfied) of respondents was 68 per cent and the proportion of dissatisfied respondents was 18 per cent. The group with the highest level of satisfaction was those in a property already managed by ACT Property Group. The majority of respondents (>60 per cent) across the three management arrangements indicated that the level of service was about the same.

When the level of rent paid is considered, the overall level of satisfaction was lower where subsidised rental arrangements were in place. Overall satisfaction of respondents on peppercorn rental arrangements was 36 per cent; community rental arrangements was 74 per cent and commercial rental arrangements was 93 per cent.

When the type of building was considered, those in a childcare centre building were the most dissatisfied (57 per cent) followed by those in multi tenanted community buildings (24 per cent). However, 100 per cent of the responding tenants in multi-tenanted mixed tenant properties were satisfied.

When the time in a property is considered, tenants that have been in properties longer have lower levels of satisfaction. This may be due to the ageing infrastructure and increase in systems such as heating and cooling failing and requiring repair or replacement.

Identified areas for improvement arising from the survey are; the resolution of concerns raised by tenants, providing adequate responses, providing information about relevant issues and providing greater clarity about financial transactions.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 30.6.2015

By the Minister for Economic Development, Andrew Barr MLA

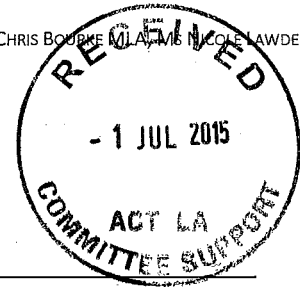


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MS LAWDER on Friday, 19 June 2015: Mr Bailey took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 27 - proof]

In relation to: Property services – accountability indicator

**MS LAWDER:** I was disappointed to see that that indicator will be discontinued according to the budget paper. How will this committee, the Assembly, the wider public et cetera, understand how that is trending in future?

**Mr Bailey:** I am not sure. I mean, it was an output that we inherited when the community services properties transferred over to us last year so it was not one that the property group had previously and it is just one we have got now so I think we regularly communicate with our tenants and we get honest feedback that way there but—

**MS LAWDER:** Sure, but if you do it for public housing tenants for example, a satisfaction survey, why would we not do it for community facilities as well?

**Mr Bailey:** I agree. I think property group in the past did do an annual survey, I just do not think it was reported on as such but it was reported on with community services as an output there, so I think it is something we will always continue to get feedback—

**MS LAWDER:** So how will we get access to that information in the future?

**Mr Dawes:** Can I just take that on notice as well, I must admit Daniel and I have been talking about—and Mr Bailey and I have been talking about how we can actually look at our property portfolio. And we are doing an assessment of our property portfolio because some are certainly getting to the end of their useful life, some others can actually be enhanced as well and improved, so that is something that we are looking at and I am more than happy to look at because I believe surveys are important in getting that feedback as well because if you do not know there is a problem how can you fix it so we will take that on board.

**MINISTER FOR ECONOMIC DEVELOPMENT:** The answer to the Member's question is as follows:—



During 2015-16 ACT Property Group will be considering the methods it uses to measure customer satisfaction during that year including consideration of the frequency and method of seeking this feedback from its tenants and customers.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 30.6.2015

By the Minister for Economic Development, Andrew Barr MLA



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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**

Asked by MS FITZHARRIS on Friday, 19 June 2015: Mr Bailey took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 27 - proof]

In relation to: Property services – Challenges and opportunities

**MS FITZHARRIS:** I think it is related in the property area and perhaps you could just take it on notice; just give us a sense of now that they have been brought together what some of the challenges and opportunities you are finding in that property portfolio, and secondly yesterday it was raised that Gugan Gulwan had had their heating broken down and so we were wondering if you could possibly take that and talk to them.

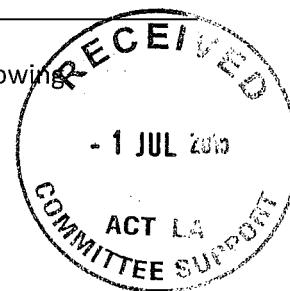
**Mr Bailey:** I can answer that second part if you like; I will take the first part on notice to provide a more comprehensive answer.

**MINISTER FOR ECONOMIC DEVELOPMENT:** The answer to the Member's question is as follows:–

Opportunities and challenges presented through consolidating the property portfolio are included below:

Opportunities

- lower administration for organisations seeking space in ACT Government buildings due to a centralised Applications Register and broader range of properties available for consideration;
- improved coordination in filling vacant properties;
- improved and streamlined property management and performance standards for Territory assets;
- better information management about the assets, maintenance and improvements;
- potential for better networking between tenants and staff that can lead to improved leasing solutions and opportunities across the portfolio;
- consistency across government in the area of property management;
- lower risk of legal challenges due to consistency in documentation, improved staff training and consistent approach to tenancy arrangements; and
- a good collection of staff expertise across the portfolio providing various property management skill sets, synergies and diversity.



### Challenges

- ensuring a consistent policy approach towards tenancies, considering varying rental conditions and commercial terms that have been in place for many years;
- moving from an arrangement where policy and operations were closely linked to a separation of policy from property management – resulting in greater equity but also some concern about what this change will mean;
- managing tenant expectations during this transition;
- managing the budget to ensure day to day maintenance and capital upgrade programs are maintained. This can be difficult with numerous tenants on peppercorn arrangements and the age of some properties; and
- ensuring information management is up to date and easily assessable across the portfolio.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: 

Date: 30.6.2015

By the Minister for Economic Development, Andrew Barr MLA



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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**

Asked by DR BOURKE on Friday, 19 June 2015: Mr Hill took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 32 - proof]

In relation to: VisitCanberra – room occupancy

**DR BOURKE:** So how much is the number of rooms increasing in the region?

**Mr Hill:** It is about 790 to 820. I would have to take the exact number on notice. But it is around about the 800-room mark if you go back from six months ago to the next six months.

**MINISTER FOR TOURISM AND EVENTS:** The answer to the Member's question is as follows:–

The Australian Bureau of Statistics (ABS) *Survey of Tourist Accommodation*, which collects data from hotels, motels, guesthouses and serviced apartments with 15 or more rooms/units indicates that there were 4,992 hotel rooms in the ACT for the year ending June 2014.

VisitCanberra advises that since June 2014 a number of new hotels have entered (or are about to enter) the market. There have also been refurbishments that have added room stock.

Abode City Walk	84
Abode Narrabundah	80
Little National Hotel	120
Vibe Hotel (Airport)	191
The Avenue Hotel	213
Hotel Kurrajong	147
<b>TOTAL ROOMS</b>	<b>835</b>

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 8.7.15

By the Minister for Tourism and Events, Andrew Barr MLA



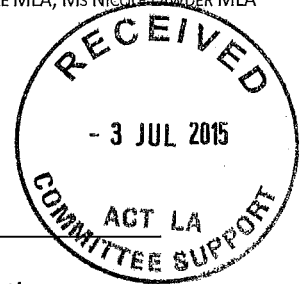


**LEGISLATIVE ASSEMBLY**  
FOR THE AUSTRALIAN CAPITAL TERRITORY

**SELECT COMMITTEE ON ESTIMATES 2015-16**

MR BRENDAN SMYTH MLA (CHAIR), MS MEEGAN FITZHARRIS MLA (DEPUTY CHAIR), DR CHRIS BOURKE MLA, MS NICOLE LAWDER MLA

**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by Mr Smyth on Friday, 19 June 2015: Mr Barr took on notice the following question:

[Ref: Hansard Transcript Friday, 19 June 2015, pg 60 - proof]

In relation to: Public housing – Multi-Unit developments

Can you provide a list of all the developments of over 20 units in the last decade?

Ms Yvette Berry : The answer to the Member's question is as follows:–

The information requested is at **Attachment A**.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:

Date: 03/07/05

By the Minister for Housing, Yvette Berry MLA

**INSTRUCTIONS FOR ANSWERING QUESTIONS TAKEN ON NOTICE (QTON):**

1. Answers to QTONs should be lodged in signed hard copy (not emailed) to the Committee Support office within **5 working days of the hearing day when the question was taken on notice**. Day 1 is the first working day after the day of the hearing in which the question is taken on notice. *Example: If the question is taken on notice on Monday, the answer should be submitted by close of business the following Monday (even if the hearings for the portfolio stretch across several days).*
2. Where an answer provides a referral to sources of information in published documents, the answer should include the name of the document, the author and / or agency publishing the document, page number/s, and a hyperlink to the document, if applicable.
3. \* Numbers assigned by Committee Support office

**THE CHAIR:** So in the last 15 years the only large scale piece of renewal in ACT public housing was Fraser Court.

**Mr Collett:** And Burnie Court.

**THE CHAIR:** Burnie Court started in 2001.

**Mr Collett:** Yes, but it did not finish until just now. So, I mean, we are talking about—

**THE CHAIR:** We are not responsible for the slow delivery of projects by subsequent governments but one in 15 years is hardly substantial, is it minister?

**Mr Barr:** That is a statement. I question the—

**THE CHAIR:** Well, all right. Is one large scale urban renewal in the last 15 years how we should—

**Mr Barr:** Well, that is not the only large-scale—

**THE CHAIR:** Well, it is the only one Mr Collette has been able to quote.

**Mr Barr:** I think we can go back into the definitional games about what is large scale and what is not, but I do find it amusing that you are criticising the government for not moving fast enough in relation to a range of projects, and yet we are about, I am sure, to get a line of questions on moving too fast on a number of other ones, but anyway you have made your point; we will agree to disagree on it and we will move to the next question.

**THE CHAIR:** Would you like to take it on notice and provide a list of all the developments of over 20 units in the last decade?

**Mr Barr:** I think we did last—I am getting a big sense of dEjA vu about this, I think we did this last time.

**THE CHAIR:** No, that was on capital works last time. Are you taking it on notice or not?

**Mr Barr:** I will provide you with a list. I will take that as a question on notice, yes.

**Details of Developments/Redevelopments Involving 20 or More Units**

Financial Year	Number of Units	Type of Housing
<b>1. Construction</b>		
2005-06 - Lyons	24	24 x 2 bed OPA
2010-11		
- Braddon	42	5 x 1bed Flat, 36 x 2 bed Flat and 1x 3 bed Flat - 9 units transferred to CHC
- Chapman	31	28 x 2 bed OPA and 3 x 3 bed OPA
- Rivett	33	29 x 2 bed OPA and 4 x 3 bed OPA
- Florey	34	33 x 2 bed OPA and 1x 3 bed OPA
- Dunlop	20	4 x 1bed Townhouse, 13 x 2 bed Townhouse and 3 x 3 bed Townhouse
- Kambah	28	26 x 2 bed OPA and 2 x 3 bed OPA
- Conder	53	53 x 2 bed OPA
- Bonython	37	35 x 2 bed OPA and 2 x 3 bed OPA
- Harrison	29	29 x 2 bed Townhouse - Transferred to CHC
2011-12	0	
- Rivett	37	37 x 2 bed OPA
- Kambah	19	17 x 2 bed OPA and 2 x 3 bed OPA
- Narrabundah	24	7 x 1bed Flat and 17 x 2 bed Flat - Transferred to Salvation Army
2012-13		
- O'Connor	21	8 x 2 bed Flat and 13 x 2 bed Townhouse
- Phillip	25	20 x 2 bed Townhouse and 5 x 3 bed Townhouse
2013-14 - Turner	22	20 x 2 bed Flat and 2 x 3 bed Flat
2014-15		
- Chisholm	21	19 x 2 bed Flat and 2 x 3 bed Flat
- Gungahlin	40	40 x 1bed Flat
<b>2. Purchases</b>		
2001-02 - Fisher	20	5 x 1bed OPA, 10 x 2 bed OPA and 5 x 2 bed Flat
2004-05 - Turner	28	6 x 1bed OPA and 22 x 2 bed OPA
2005-06 - Braddon	22	8 x 1bed Flat and 14 x 2 bed Flat

**Code:**

OPA = Older Persons Accommodation

Flat = unit in a multi-level multi-unit complex

Townhouses = Terrace or villa type housing





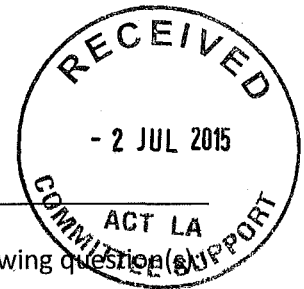


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MR LAWDER on Friday, 19 June 2015: Mr Collett took on notice the following question(s)

[Ref: Hansard Transcript Friday, 19 June 2015, pg 62 - proof]

In relation to: Public housing renewal – land costs

**MS LAWDER:** For all four of these. So I still do not understand why there are huge price difference but I guess I will just let it go.

**MR COE:** Or perhaps you could take on notice what portion of each of those is the land.

**Mr Collett:** I can take that on notice, yes.

**MINISTER FOR URBAN RENEWAL:** The answer to the Member's question is as follows:–

The first phase of the public housing renewal program as identified in the 2015–16 Budget includes the redevelopment of four multi unit public housing sites including Owen Flats, Allawah Court, Karuah and the Red Hill Housing Precinct. It also includes the construction of an equivalent number of replacement public housing elsewhere.

The cost of developing replacement housing includes the cost of land. This varies depending on the location and the type of land.

Owen Flats

The replacement housing in Nicholls, Chisholm and Monash will be located on land zoned as Community Facility, and supportive housing is permitted under this zoning. The government has agreed that this land will be provided to the program at no cost.

Allawah Court, Karuah and the Red Hill Housing Precinct

The replacement housing for Allawah Court, Karuah and the Red Hill Housing Precinct is identified in Moncrieff, Coombs and Amaroo. This includes 36 individual residential sites and 14 multi unit sites. The cost of the land is equivalent to the servicing costs as identified by the Land Development Agency. The servicing costs for the multi unit sites are calculated based on the size of the site, which will generally be lower than the individual site as the cost will be shared across the dwellings.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 1.7.15

By the Minister for Urban Renewal, Andrew Barr MLA

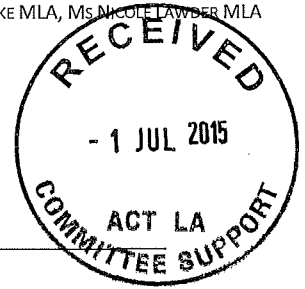


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MR COE on Friday, 19 June 2015: Mr Barr took on notice the following question:

[Ref: Hansard Transcript Friday, 19 June 2015, pg 64 - proof]

In relation to: Public housing – Deakin

Please explain what multiunit sites are being constructed in Deakin at the moment?

**MINISTER FOR HOUSING:** The answer to the Member's question is as follows:–

Housing ACT is currently undertaking two development projects in Deakin:

- 1) Jervois Street – Building 3 x 3 – bedroom (2-storey) townhouses for sale (Build to Sell). The Development Application has been approved. Housing ACT has engaged NTA Constructions to undertake the development. The builder received possession of the site on 18 May 2015 and commenced work. Demolition works have commenced and are expected to be completed by the end of June 2015. Construction will commence following completion of demolition works.
  
- 2) Newdegate Street – Building a small scale (5 unit) development consisting of 2 x 2-bedroom and 3 x 3-bedroom Adaptable Class – C dwellings. The Development Application was been approved. Housing ACT has engaged Ruiz Constructions to undertake the development. The certification for Building Approval was lodged on 15 June 2015 and works are anticipated to commence around mid July following building approval.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature:

Date: 30/06/2015

By the Minister for Housing, Yvette Berry MLA

**MR COE:** Thank you. Minister would you please explain what multiunit sites are being constructed in Deakin at the moment?

**Mr Barr:** By the government?

**Mr Collett:** So just to confirm, there are no housing units being planned in Deakin at this time by the taskforce but I am aware from previous role that housing have some general maintenance ... (indistinct)... 2.42.32 if we could put it that way units that are being constructed in Deakin. I think general Jervois and Buxton Street are the sites. There may be others. I can be clear that the taskforce is not doing that. I believe that housing is. I cannot speak on behalf of housing.

**MR COE:** So you are unaware if the intention is to, whether to hang on to those or sell them?

**Mr Collett:** It would not be appropriate for me to talk about what housing's intentions are. I do not know.

**Mr Barr:** Have housing appeared? They did yesterday did they, okay.

**THE CHAIR:** Sorry, could we have some clarification. We were told yesterday that urban renewal is looking after buildings and housing now looks after tenants.

**MR COE:** We were told to ask questions here.

**MS FITZHARRIS:** Well, sorry, my question was the split around the public housing renewal.

**THE CHAIR:** That is okay, just some clarification.

**Mr Barr:** We have a renewal process. Housing has an ongoing business as usual process. So this is, the renewal process—

**THE CHAIR:** That is not what was said yesterday.

**Mr Barr:** —is of such a scale that it is beyond business as usual for Housing ACT. So we have had to scale up the capacity and it is being managed through this taskforce.

**THE CHAIR:** But if it is beyond Housing ACT why was Mr Collett lifted from Housing ACT and brought across to renewal? It would appear the skills travel with the gentleman and could have been left either way.

**Mr Barr:** Yes and the team that is working on the larger scale projects are drawn from a number of areas of government. It is a specific whole of government taskforce.

**THE CHAIR:** So this program is for all those properties that are lost on Northbourne Avenue moving them somewhere else?

**Mr Barr:** And the large multiunit, the significantly newer ones but the day to day housing, you know, their normal operations, their smaller scale capital program which from memory is, David, is about, what, 50 million a year or thereabouts?

**Mr Collett:** Yes, between 40 and 60.

**THE CHAIR:** Well, it may necessitate bringing the Housing Minister back because that was very unclear yesterday.

**MR COE:** So if that question is null and void is this—

**Mr Barr:** It is not null and void but we can—

**MR COE:** Well, for today.

**Mr Barr:** The information we can take on notice on behalf of the Housing Minister and to provide— we will get back—

**MR COE:** Okay, if you would. If you please take on notice the nature of those projects in Jervois—

**Mr Barr:** Yes we will do that and get housing to respond to you, yes.

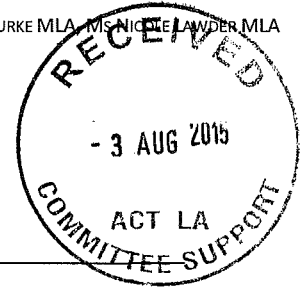


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MR COE on Friday, 19 June 2015: Mr Barr took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 64 - proof]

In relation to: transfer of lease – Funding for roads projects

**MR COE:** So with regard to that, the 2014-15 budget has funds—this is page 274 of last year's budget paper 3. There is investment in roads including asset recycling funds, roads to recovery funds and black spot projects including asset recycling funds and it is all in the federal financial relations. This year some of those line items have changed to be black spot projects, investment road component and roads to recovery. Last year the three outyears, '15-16, '16-17, '17-18, tallied 44.9 million. This year the comparable figures are just \$23 million. So there was 44—

**Mr Barr:** So whose budget papers are you reading it off?

**MR COE:** So this is last year's.

**Mr Barr:** Last year's.

**MR COE:** Last year's territory versus this year's territory.

**Mr Barr:** Yes.

**MR COE:** So the three outyears from last year show 44 million. The same three years in this year's budget show just 23 million. So, in effect, that is 44 million for roads projects and now there is only 23 million for roads projects.

**Mr Barr:** Yes.

**MR COE:** Where has that extra \$19 million gone?

**Mr Barr:** I will take that on notice. That is not directly related with—treasury will be able to provide that information so I will take that on notice.

MINISTER FOR URBAN RENEWAL: The answer to the Member's question is as follows:–

The difference between road funding in the 2014-15 Budget Papers and the 2015-16 Budget Papers mainly reflects funds expected from the Asset Recycling Fund (ARF). These are Commonwealth Government payments to the ACT and reflect decisions of the Commonwealth Government and not the ACT Government.

Total funds estimated for comparable initiatives including from the ARF in the 2015-16 Budget for the period 2015-16 to 2017-18 are estimated to be \$33.7 million compared with \$44.9 million in the 2014-15 Budget (see table below).

**2014-15 Budget Papers (Budget Paper 3, page 274)**

<b>Commonwealth Grant</b>	<b>2015-16 (\$'000)</b>	<b>2016-17 (\$'000)</b>	<b>2017-18 (\$'000)</b>	<b>Total (\$'000)</b>
Investment in Roads including Asset Recycling Funds	13,114	2,187	1,117	16,418
Roads to Recovery including Asset Recycling Fund Amounts	11,200	5,600	5,600	22,400
Black Spots Projects including Asset Recycling Fund Amounts	2,577	2,576	966	6,119
<b>Total</b>	<b>26,891</b>	<b>10,363</b>	<b>7,683</b>	<b>44,937</b>

**2015-16 Budget Papers (Budget Paper 3, Page 239)**

<b>Commonwealth Grant</b>	<b>2015-16 (\$'000)</b>	<b>2016-17 (\$'000)</b>	<b>2017-18 (\$'000)</b>	<b>Total (\$'000)</b>
Investment – Road Component Funds	874	566	566	2,006
Roads to Recovery	5,600	5,600	5,600	16,800
Black Spot Projects	966	966	966	2,898
Asset Recycling Fund – New Investments	10,411	1,610	0	12,021
<b>Total</b>	<b>17,851</b>	<b>8,742</b>	<b>7,132</b>	<b>33,725</b>

In the 2014-15 Commonwealth Budget, State allocations for 'Investment in Roads including Asset Recycling Funds' had not been determined and these amounts were notionally allocated on an equal per capita basis to all States.

In the 2015-16 Commonwealth Budget, while the ACT received new funding of \$3.2 million for Truck Layovers on the Federal Highway, it did not receive the full notional amount advised in the 2014-15 Commonwealth Budget papers, under the Investment in Roads program announced in the Commonwealth 2015-16 Budget.

The ARF was established by the Commonwealth Government in its 2014-15 Budget and included funding for the Roads to Recovery Programme, Bridges Renewal Programme, Black Spot Programme and the Heavy Vehicle Safety Productivity Package.

The ARF is distinct from the Asset Recycling Initiative which the Commonwealth Government has established to provide financial incentives for the States and Territories to sell assets and to re-invest the proceeds in new productive infrastructure.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 1.8.2015

By the Minister for Urban Renewal, Andrew Barr MLA



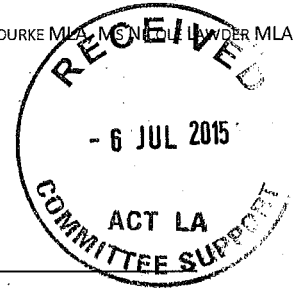


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MR COE on Friday, 19 June 2015: Mr Stewart took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 69 - proof]

In relation to: transfer of lease – Pop-up village – disability access and parking

**MR COE:** So what changes were there to disability access and parking that was not envisaged at the time of the original contract?

**Mr Stewart:** I could not tell you off the top of my head. I will get that on notice.

**MINISTER FOR URBAN RENEWAL:** The answer to the Member's question is as follows:—

In March 2015, the Land Development Agency's independent certifier appointed a new officer to finalise sign off of Westside. The new certifier formed the view that the structure required disability access modifications (mainly to the stairs) beyond what had been stipulated by the original certifier.

The Land Development Agency also levelled and surfaced access at both the northern and southern entrances to improve access for people with a disability. The only change made to parking arrangements was the inclusion of two extra disability car parks at the northern end of Westside.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 5. 7. 15

By the Minister for Urban Renewal, Andrew Barr MLA



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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**

Asked by MR COE on Friday, 19 June 2015: Mr Stewart took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 69 - proof]

In relation to: transfer of lease – Pop-up village – fire escape and fire stairs

**MR COE:** And what about the fire escape and fire stairs were issues across there?

**Mr Stewart:** I do not have the level of detail on that. I would have to take that on notice.

**MINISTER FOR URBAN RENEWAL:** The answer to the Member's question is as follows:–

In March 2015, the Land Development Agency's independent certifier appointed a new officer to finalise certification of Westside.

The certifier required enhanced disability access, and stair treads braced to withstand impacts in excess of what was considered a normal loading. The Land Development Agency undertook this work.

The Westside tower has two sets of stairs which serve as the fire escapes, complies with the relevant regulations and the Building Code of Australia, and has been inspected by the Fire Brigade.



Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 5.7.15

By the Minister for Urban Renewal, Andrew Barr MLA

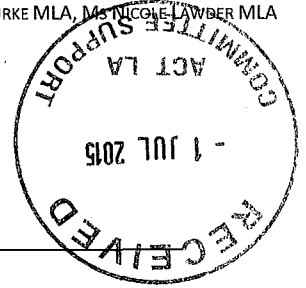


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**ANSWER TO QUESTION TAKEN ON NOTICE  
DURING PUBLIC HEARINGS**



Asked by MR COE on Friday, 19 June 2015: Mr Stewart took on notice the following question(s):

[Ref: Hansard Transcript Friday, 19 June 2015, pg 71 - proof]

In relation to: transfer of lease – Pop-up village – unsolicited proposal

**MR COE:** So who arranged the initial presentation, who was at that initial presentation and then who ticked off on the decision following that?

**Mr Stewart:** I would have to take that on notice.

**MR COE:** Thank you, and the timing of that would be good as well. And just finally, at what point was the \$800,000 figure agreed to?

**Mr Stewart:** In terms of a specific date? I would have to take that—

**MR COE:** No, the amount.

**Mr Stewart:** No, you said when was the specific amount agreed to.

**MR COE:** Yes that is right. What was the date the \$800,000 was agree to?

**Mr Stewart:** I will have to take that on notice. I do not know that off the top of my head.

**MINISTER FOR URBAN RENEWAL:** The answer to the Member's question is as follows:—

The Land Development Agency's (LDA) first meeting regarding the pop-up village was held on 31 January 2014. The people present at the initial meeting included: Chief Executive Officer, Land Development Agency; Deputy Chief Executive Officer, Land Development Agency; (former) Executive Director, Tourism, Events and Sport; and Terry Shaw representing Stromlo Stomping Grounds (SSG).

The proposal from SSG was an innovative and unique proposal in line with the government's objectives for West Basin, and for these purposes was considered an unsolicited bid.

The LDA engaged the ACT Government Solicitor's Office to prepare a Heads of Agreement between the LDA and SSG. On 30 May 2014 SSG were engaged under section 10 of the *ACT Government Procurement Regulation 2007* for the value of \$0.8 million (exc GST). This approach was agreed to by the Director-General, Economic Development Directorate.

Approved for circulation to the Select Committee on Estimates 2015-16

Signature: *Andrew Barr*

Date: 1.7.15

By the Minister for Urban Renewal, Andrew Barr MLA