AGENDA

Ordinary Council Meeting
Tuesday, 10 September 2019

I hereby give notice that an Ordinary Meeting of Council will be held on:

Date: Tuesday, 10 September 2019
Time: 5:30pm
Location: Council Chambers
Level 1, Civic Centre
Harry Chan Avenue, Darwin

Scott Waters
Chief Executive Officer
ORDINARY COUNCIL MEMBERS

The Right Worshipful, the Lord Mayor Kon Vatskalis (Chair)
Alderman Andrew Arthur
Alderman Jimmy Bouhoris
Alderman Sherry Cullen
Alderman Justine Glover
Alderman Gary Haslett
Alderman Robin Knox
Alderman George Lambrinidis
Alderman Simon Niblock
Alderman Mick Palmer
Alderman Peter Pangquee
Alderman Rebecca Want de Rowe
Alderman Emma Young

OFFICERS

Chief Executive Officer, Scott Waters
General Manager Innovation Growth & Development Services, Joshua Sattler
General Manager Community & Regulatory Services, Polly Banks
General Manager Corporate and Procurement Services, Chris Potter
General Manager Government Relations & External Affairs, Melissa Reiter
General Manager Engineering & City Services, Ron Grinsell
Acting Coordinator Governance, Caitlyn Moulds

WEBCASTING DISCLAIMER

The City of Darwin is live webcasting the Open Section of Ordinary Council Meetings. Audio-visual recording equipment has been configured to avoid coverage of the public gallery area and the City of Darwin will use its best endeavours to ensure images in this area are not webcast. However the City of Darwin expressly provides no assurances to this effect and in the event your image is webcast, you will by remaining in the public gallery area be taken to have given the City of Darwin a non-exclusive licence to copy and broadcast your image worldwide for no reward.
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1 ACKNOWLEDGEMENT OF COUNTRY

2 THE LORD’S PRAYER

3 MEETING DECLARED OPEN

4 APOLOGIES AND LEAVE OF ABSENCE
4.1 Apologies
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5 ELECTRONIC MEETING ATTENDANCE
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Ordinary Ordinary Council Meeting - 27 August 2019

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Nil

10 PUBLIC QUESTION TIME

11 PETITIONS

12 DEPUTATIONS AND BRIEFINGS
Nil
13 NOTICES OF MOTION

Nil
14 OFFICERS REPORTS

14.1 REVIEW OF INVESTMENT POLICY NO. 24

Common No.: 3226493
Author: Executive Manager Finance
Authoriser: General Manager Government Relations & External Affairs
Attachments: 1. Policy No. 24 - Amended - August 2019 - Tracked Changes Version
2. Policy No. 24 - Amended - August 2019

SUMMARY
The purpose of this report to seek Council's adoption of the reviewed Investment Policy No. 24 (Attachment 2).

RECOMMENDATIONS
1. THAT the report be received and noted.
2. THAT Council rescind the current Review of Investment Policy No. 024 (with tracked changes) at Attachment 1.
3. THAT Council adopt the New Investment Policy No. 024 at Attachment 2.

KEY ISSUES
- Council's Investment Policy has been reviewed, with that review having been received by the Risk Management & Audit Committee, (RMAC).
- RMAC recommended that the revised Investment policy be presented to Council for its consideration.
- The only material changes to the investment policy adopted by Council on 30 May 2017 (Decision Number 21\5439) are:
  - Increase the minimum portfolio exposure less than one year from 30% to 50%.
  - Remove the authority to invest with unrated institutions.
  - Increase the maximum percentage of Total Investments for A-1 rated institutions to 60% of the investment portfolio.
  - Decrease the maximum percentage of Total Investments for A-2 rated institutions to 20% of the investment portfolio.
  - Remove the authority to invest with BBB-, and below rated institutions.
  - Remove the authority to invest with non-rated institutions.
  - Include an Environmental, Social, and Governance clause for investing direction.

BACKGROUND
At the Risk Management & Audit Committee held 30 August 2019 the committee resolved that it be a recommendation to Council
COMMITTEE RESOLUTION RMAC023/19

1. THAT the report be received and noted.
2. THAT Council rescind the current Review of Investment Policy No. 024 (with tracked changes) at Attachment 1.
3. THAT Council adopt the New Investment Policy No. 024 at Attachment 2.

Carried 4/0

DISCUSSION

Council is required to review its investment policy every twelve months. The presentation of the amended document addresses that requirement.

Council has a contract with Amicus Advisory to provide Treasury advices. This advice includes the Investment Strategy, Investment Market comment, Economic Commentary, and reviewing Councils Investment Policy.

Amicus Advisory is a wholly independent fixed income investment research and advisory firm. It provides a wide range of investment advisory services to conservative wholesale fixed interest investors on either a retained or project basis. Amicus currently have around AUD $1.8 billion of conservative fixed interest under our retained advisory services and are involved in a wide range of ongoing projects.

Amicus manages its relationship with clients as a fiduciary, meaning they warrant to disclose all relevant information, serve as a client advocate and subjugate all other goals to the needs of the client. Amicus is not a broker, product manufacturer, promoter or distributor and does not derive fees related to the sale of securities or the provision of transactional services. Amicus has its own Australian Financial Services License (AFSL) and is not an Authorised Representative working on behalf of its licensor. Amicus is 100% owned by its employees and is not aligned with any product provider or parent organisation whose business interests may conflict with the provision of wholly independent advice.

Among the updates is the inclusion of the clause capturing Councils preference to place funds with institutions identified as having the higher Environmental, Social & Governance, (ESG), standards which may include, but not limited to, investing with institutions not financing fossil fuel companies.

Council’s current policy and practice mainly consists of highly rated term deposits and is not considered complex.

The revised draft policy identifies opportunities with longer term investments (more than 12 months). It refers to the need to manage these terms with reference to the LTFTP and liquidity requirements.

STRATEGIC ENVIRONMENT

The issues addressed in this Report are in accordance with the following Goals/Strategies as outlined in the ‘Evolving Darwin Towards 2020 Strategic Plan’:

Goal
6 Governance Framework

Outcome
6.3 Decision Making and Management

Key Strategies

LEGISLATIVE/POLICY

This item is considered 'Confidential' pursuant to Section 65(2) of the Local Government Act and 8(c)(i) of the Local Government (Administration) Regulations, which states municipal council may
close to the public only so much of its meeting as comprises the receipt or discussion of, or a motion or both relating to, information that would, if publicly disclosed, be likely to cause commercial prejudice to, or confer an unfair commercial advantage on, any person.

Investments are to be made in accordance within the following legislative framework:
• Local Government Act 2008– Part 10.2
• Local Government (Accounting) Regulations 2008 – Regulation 18
• Guidelines pursuant to the Act and;
• Australian Accounting Standards

CONSULTATION

Internal
In preparing this report, the following City of Darwin officers were consulted:
• Risk Management & Audit Committee
• Financial Analyst

External
• Amicus Advisory Pty Ltd

BUDGET/RESOURCE IMPLICATIONS
A combination of the new policy and further independent advice on a regular basis should enable improved investment returns, but still keeping Council within a low risk profile.

RISK
Council has a significant Investment Portfolio. Councils profile is risk adverse given it is dealing with public monies. This Policy provides the Council with confidence that the investments are managed prudently. To ensure the policy reflects best practice Council has engaged a specialist accredited consultant to assist in the review and ongoing monitoring.

LEGAL

ARTS, CULTURE & ENVIRONMENT
Nil
INVESTMENT POLICY
Policy No. 024

1 Purpose
The Investment Policy establishes the rules that City of Darwin adopts in investing funds not required to meet immediate liquidity needs with the exception of trust funds.
This policy is supplemented by Investment Procedures, which are not required to be adopted by Council. The procedures form part of Council’s internal controls.

2 Scope
To invest Council’s funds with consideration of risk and at the most favourable rate of interest available to it at the time for the investment type. While exercising the power to invest, consideration is to be given to preservation of capital, liquidity and the return on investment.

Primary objectives of the policy are:
- Ensure that the investment portfolio is structured to provide sufficient liquidity to meet all reasonably anticipated cash flow requirements.
- Preservation of capital; capital losses should be avoided by minimising credit risk (risk of default), market risk (risk that changes in interest rates will adversely affect the fair value of the investment) and through diversification of investment issuers.
- Earn interest.
- Ensure that funds are invested in accordance with legislative requirements.
- Identify the range of approved and prohibited investments.
- Set boundaries for exposure to the risks associated with investments.
- Ensure that Council maintains adequate control of its investments.
- Establish a framework for monitoring investments.
- Meet an agreed return benchmark appropriate to the risk tolerance of Council on a long term basis.

Council is required to ensure that there are proper policies and procedures in place to safeguard its assets in accordance with Regulation 10 of the Local Government (Accounting) Regulations. An investment policy is essential to these requirements.

In April 2012 the Minister for Local Government released Local Government Investment Guidelines pursuant to sections 121(2) and 258(1) of the Local Government Act.
INVESTMENT POLICY
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The 2012 guidelines provide guidance on:

- The legislative framework for the guidelines including Australian Accounting Standards and the Prudent Person Rule;
- Duties and responsibilities of councils and their staff including internal controls;
- The requirements of a good investment policy including investment types, risks, returns and benchmarks;
- Governance including reporting and monitoring; and
- Audits and external reviews

3 Policy Statement

Legislative Framework

Local Government Act
Section 121(1) of the Local Government Act states that "a council may invest money not immediately required for the purposes of the Council".

Local Government Investment Guidelines
Section 121(3) of the Local Government Act states that "councils involved in investment activities must comply with the Local Government Investment Guidelines".

Delegation of Authority
In accordance with Section 32(2) of the Local Government Act Council has delegated the authority for implementation of the Investment Policy to the Chief Executive Officer.

At the time of adopting this policy and in accordance with Section 102 of the Local Government Act the Chief Executive Officer has delegated implementation and management of the Investment Policy to the General Manager City Performance.

This policy is however subject to any instrument of delegation or variation thereto issued from time to time by the Council or Chief Executive Officer.

Prudent Person Rule
The Prudent Person Rule requires officers to exercise the same care, diligence and skill that a prudent person would exercise in managing the affairs of other persons. Acting prudently applies to selecting investments and requires an individual to consider diversification, appropriateness of the product, risk and anticipated return, liquidity, independent financial advice and to have a clear understanding of the product. Under no circumstances, must an individual make a speculative investment.
INVESTMENT POLICY
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Ethics and Conflicts of Interest
Officers shall refrain from personal activities that would conflict with the proper execution and management of Council's investment portfolio. This policy requires officers to disclose any conflict of interest to the Chief Executive Officer.

Authorised Investments

Approved Investments
Investments are limited to the NT Local Government legal and regulatory requirements including the Minister's Guidelines. If there is any conflict or contradiction between this policy and the legal requirements the legal requirements must prevail. The policy should be amended as soon as practicable after noting that a conflict or contradiction exists.

In addition to the legal requirements and without approval by specific resolution of Council investments are limited to:

- Local/State/Commonwealth Government Bonds, Debentures or Securities
- Interest bearing securities issued by an Australian Prudential Regulation Authority (APRA) regulated, authorised deposit taking institution (ADI)

All investments are subject to the Investment Limits stated in this policy.

Mandatory Conditions
There are certain mandatory conditions that all investments must comply with:

- All investments must be in the name of City of Darwin. If using the services of an Investment Advisor or Broker, Council must ensure that ownership is retained.
- All investments must be denominated in Australian dollars.
- All investments must be placed through a licensed financial services institution with a current Australian Financial Services Licence issued by the Australian Securities and Investment Commission, unless placed directly with the issuing entity whose interest bearing securities must be compliant with the investment policy.

Prohibited Investments
This policy prohibits any investment carried out for speculative purposes including:

- Subordinated bank debt (all bank debt should be senior prime)
- Derivative based instruments.
- Principal only investments or securities that provide potentially nil or negative cash flow.
- Standalone securities issued that have underlying futures, options, forward contracts and swaps of any kind.
- Shares of any kind.
- Cryptocurrencies of any kind.

Comment [H12]: Completing Full Name

Comment [H13]: It is "prudential" not "prudent"

Comment [H14]: Prime relates to the quality of the bank, whereas senior relates to the priority of payment within the bank structure. If you put in prime, all investments will be restricted to the major banks. If you use senior you will restrict it to FHRIs and Term Deposits and exclude subordinated debt and preference shares which is what you want.
INVESTMENT POLICY
Policy No. 024

This policy also prohibits the use of leveraging (borrowing to invest) of an investment.

Environmental, Social and Governance (ESG) Investing

Where financial institutions are offering equivalent investment returns with the same credit rating and assessed financial risk and the investment is within the provisions of this Investment Policy, preference will be given to placing funds with institutions identified as having the higher ESG standards which may include, but not limited to, investing with institutions not financing fossil fuel companies.

Risk Management Guidelines

Council is risk averse; risk aversion is the reluctance to invest in a product with a higher risk compared within a product with lower risk, but possibly lower returns. Risk can never be completely mitigated and no investment is risk free.

This policy outlines the limits on investments that assist in mitigating risk within Council's control without unnecessary detrimental impact on investment returns.

Investments are to comply with the following key criteria:

a. Credit Risk — limit overall credit exposure of the portfolio.
b. Counterparty Credit Risk — limit exposure to individual counterparties/institutions' risk of default in repayment of interest and/or principal.
c. Diversification — setting limits to the amounts invested in a particular product, with a particular financial institution or government authority to reduce credit, interest rate, liquidity and market risks.
d. Interest Rate Risk — the risk the fair market value of the investment fluctuates significantly due to changes in underlying interest rates.
e. Liquidity Risk — the risk council is unable to redeem the investment at a fair price within a timely period.
f. Market Risk — the risk the fair value or future cash flows of an investment will fluctuate due to changes in market conditions and prices.
g. Maturity Risk — limits based upon length of term to maturity of investments.
h. Protection of Principal — investments entered into should be structured to minimise the risk of loss of principal.
i. Grant Funding Conditions — conditions related to grant funding available to invest must be complied with.

Investment Limits

Term to Maturity
The portfolio is to be invested with the following term to maturity constraints:

<table>
<thead>
<tr>
<th>Maturity Band</th>
<th>Minimum Portfolio</th>
<th>Maximum Portfolio</th>
</tr>
</thead>
</table>
INVESTMENT POLICY
Policy No. 024

<table>
<thead>
<tr>
<th>Exposure</th>
<th>Exposure</th>
</tr>
</thead>
<tbody>
<tr>
<td>&lt;1 year</td>
<td>30%</td>
</tr>
<tr>
<td>&gt;1 year</td>
<td>0%</td>
</tr>
<tr>
<td>&gt;3 year</td>
<td>0%</td>
</tr>
<tr>
<td>&gt;5 years</td>
<td>0%</td>
</tr>
</tbody>
</table>

All investments greater than 5 years must be issued by a government entity or carry a long term rating of AA- or above from S&P (or an equivalent ratings agency) at the point of purchase or be issued by a Major Bank.

All investments rated BBB+ or below by S&P (or an equivalent ratings agency) must not have a maturity greater than 3 years at the point of purchase.

Liquidity Requirements
The term of investments must also take into account Council’s long term financial plan and liquidity requirements. The portfolio must be structured so that there are always sufficient funds available to meet weekly operational and capital cash requirements.

Credit Ratings
Credit ratings are a guide or standard for an investor, which indicate the ability of a debt issuer or debt issue to meet the obligations of repayment of interest and principal. Credit rating agencies such as Moody’s, Standard and Poor’s (S&P) and Fitch Rating make these independent assessments based on a certain set of market and non-market information.

Ratings in no way guarantee the investment or protect Council against investment losses. The prescribed ratings should not be misinterpreted as an implicit guarantee of investments or entities that have such ratings. Even given this challenge, ratings provide the best independent information available.

The following table provides a comparison of the rating equivalents between the different rating agencies:

<table>
<thead>
<tr>
<th>Investment Grade (Credit Risk Level)</th>
<th>Moody’s</th>
<th>Standard &amp; Poor’s</th>
<th>Fitch</th>
</tr>
</thead>
<tbody>
<tr>
<td>Highest (Minimum Credit Risk)</td>
<td>AAA</td>
<td>AAA</td>
<td>AA+</td>
</tr>
<tr>
<td>Very High (Very Low Credit Risk)</td>
<td>Aa1</td>
<td>AA+</td>
<td>Aa+</td>
</tr>
<tr>
<td>High (Low Credit Risk)</td>
<td>Aa2</td>
<td>AA</td>
<td>Aa</td>
</tr>
<tr>
<td>Good (Moderate Credit Risk)</td>
<td>Aa3</td>
<td>Aa</td>
<td>Aa</td>
</tr>
<tr>
<td>P-1 (Prime-1)</td>
<td>A1</td>
<td>A1</td>
<td>A1</td>
</tr>
<tr>
<td>P-2/P-1</td>
<td>A</td>
<td>A</td>
<td>A</td>
</tr>
<tr>
<td>P-3/P-2</td>
<td>A</td>
<td>A</td>
<td>A</td>
</tr>
<tr>
<td>BBB+</td>
<td>A-2</td>
<td>A-2</td>
<td>A-2</td>
</tr>
<tr>
<td>BBB+</td>
<td>F2/F2</td>
<td>F2</td>
<td>F2</td>
</tr>
<tr>
<td>BBB+</td>
<td>F3/F3</td>
<td>F3</td>
<td>F3</td>
</tr>
</tbody>
</table>

Comment [ Viewing ]: I want to add this just in case the Major Banks get downgraded. As a strategy, I am not advocating we invest longer than 5 years anyway, but it would be good to have this flexibility within the policy.

Comment [ Viewing ]: Can we please remove the references to short and long term.

Comment [ Viewing ]: I think it is probably worth leaving this table in because if we are only using long term and an infringement comes in that has a short term rating the table will help us map to the long term rating.
INVESTMENT POLICY
Policy No. 024

To limit overall credit exposure of the portfolio, Council has placed the following limits on portfolio credit ratings:

<table>
<thead>
<tr>
<th>Credit Rating (S&amp;P or equivalent)</th>
<th>Maximum Percentage of Total Investments</th>
</tr>
</thead>
<tbody>
<tr>
<td>AAA TO AA- (or Major Bank Senior Debt)</td>
<td>100%</td>
</tr>
<tr>
<td>A+ TO A-</td>
<td>50%</td>
</tr>
<tr>
<td>BBB+ TO BBB-</td>
<td>10%</td>
</tr>
</tbody>
</table>

- If the instrument has a maturity date of less than 1 year, the short term rating will apply and if it has a maturity greater than 1 year the longer term rating will apply.
- Major Banks for the purpose of this policy are defined as ANZ, CBA, NAB and Westpac or their wholly owned and guaranteed subsidiaries.
- If the credit rating of any institution or investment is downgraded and, as a result, the investment no longer falls within the policy guidelines it will be divested as soon as it is practical (taking into account the cost and benefits of doing so).

Downgrades Policy Breaches & "Grandfathering"

If any investment is made in breach of this policy that instrument will be divested as soon as it is practical (taking into account the costs and benefits of doing so). This will also apply to any investment that is downgraded and as a result no longer falls within the policy guidelines.

Any investment purchased when compliant with the investment policy may be held to maturity or sold as Council believes best, dependent on the individual circumstances, so long as the risk management strategy for the investment is in accordance with the principles of the Investment Guidelines as above, the prevailing legislation and the prudent person principles.

Specifically, Grandfathering will apply to any investment that:

- Was made ineligible by a previous change to the external legislation if that change allows for grandfathering.
- Is made ineligible as a result of a change to this investment policy.
- Is in breach of the investment policy due to a change of circumstances, (e.g., because the investment has been downgraded or has had its credit rating withdrawn post purchase).
INVESTMENT POLICY
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- Is in breach due to a change of portfolio size or composition (e.g. because the overall portfolio size has decreased and as a result the percentage of total portfolio limit which applies to individual remaining investments increases and therefore causes a breach).

Individual Counterparty Credit Framework (diversification)
The individual credit guidelines to be adopted will be based on the Standard and Poor's (S&P) ratings system criteria (or Moody's / Fitch equivalent if an S&P rating is not available). The maximum available limits in each rating category are as follows:

<table>
<thead>
<tr>
<th>Credit Long Term Rating</th>
<th>Maximum Individual Limit</th>
</tr>
</thead>
<tbody>
<tr>
<td>100%</td>
<td>100%</td>
</tr>
<tr>
<td>AAA to AA- (or Major Bank Senior Debt)</td>
<td>540%</td>
</tr>
<tr>
<td>A+ to A-</td>
<td>30%</td>
</tr>
<tr>
<td>BBB+ to BBB-</td>
<td>10%</td>
</tr>
</tbody>
</table>

Administration of Policy

Investment Register
Council must keep an up to date Investment Register supported by appropriate documentary evidence for each investment held.

For external audit purposes, certificates must be obtained from the financial institutions confirming the investments held on the Council’s behalf as at 30 June each year and reconciled to the Investment Register.

Reporting
A monthly investment report will be provided to Council containing the following:
- List of investments by financial institution.
- Total cash and investments held.
- Percentage exposure to individual financial institutions.
- Adherence to the investment limits set in this policy.
- Investment portfolio performance against established benchmarks, including budget.

Benchmark
The performance of the investment portfolio shall be compared to the Bloomberg Ausbond Bank Bill Index (Bank Bill Index) and the 90 day Bank Bill Swap Rate (BBSW) as quoted at the end of each month.

Variations to Policy

[Table and further text with comments]

Comment [RH14]: Remove Short Term references

Comment [MY15]: I think you said you wanted to go from 45% to 50% because of the difficulties of dealing with ANZ as you felt a 45% limit across 3 majors was too restrictive. I am happy to increase this limit to 50%.

Comment [RH16]: Effectively signaling being BBB or higher. BBB is too low.
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The Chief Executive Officer is authorised to approve temporary variations to the policy if required by legislative changes. All changes to the policy will be reported to Council within 30 days. All other variations to the policy are required to be authorised by Council.

Investment Procedures
The Investment Procedures supplement this policy and define the procedures that officers must adhere to when managing investments including, but not limited to, authorisation, placement, redemption and reinvestment.

Quotation for Purchase and Sale of Investments
The investing officer must satisfy themselves that they are obtaining a fair market price for all investments made at all times. This may be accomplished by obtaining three (3) independent quotes from reputable market makers where the investment is widely traded or where it is not widely traded by reference to other similar instruments that are traded in the market place.

If this is not possible or impractical, the investing officer can rely on representations made by an Independent Advisor with no conflicts of interest regarding the purchase or sale of the investment.

For the avoidance of doubt the investing officer must not rely on representations made by the buyer, seller or broker or any other person with a potential conflict of interest.

Investment Strategy
On a monthly basis and in conjunction with this Investment Policy, an Investment Strategy will be formulated and included in the monthly reports from the Investment Advisor, taking into consideration the following:

- Council's cash flow requirements and implications for the portfolio liquidity profile.
- Allocation of investment types, credit quality, counterparty exposure and term to maturity.
- Current and projected market conditions and any likely impacts on relative positioning in terms of the portfolio and any necessary policy implications.
- Relative return outlook; risk-reward considerations; assessment of the market cycle and hence constraints on risk.
- Appropriateness of overall investment types for Council's portfolio and,
- The projected investment portfolio level for the forthcoming year.

Safe Custody
All investments must be settled and held directly with the ADI or via the proxy Austraclear account to be maintained by Council as an associate member of Austraclear.

Investment Advisor

<table>
<thead>
<tr>
<th>Council Policy No. 024</th>
<th>INVESTMENT POLICY</th>
</tr>
</thead>
<tbody>
<tr>
<td>Version</td>
<td>Decision Number</td>
</tr>
<tr>
<td></td>
<td></td>
</tr>
</tbody>
</table>

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INVESTMENT POLICY
Policy No. 024

Independent investment advice should be obtained on a regular basis in relation to Council's policy, strategy and tactics, at a minimum annually.

The advisor must be an independent person who has no actual or potential conflict of interest in relation to investment products being recommended and is free to choose the most appropriate product within the terms and conditions of the investment policy.

The independent advisor is required to provide written confirmation that they do not have any actual or potential conflicts of interest in relation to the investments they are recommending or reviewing, including that they are not receiving any commission or other benefits in relation to the investments being recommended or reviewed.

Investment Advisor Performance Assessment
Investment Advisor performance may be measured annually by returns on the investment portfolio net of fees when compared with likely performance of the investment portfolio without external advice.

The Council can enter into a biennial contractual arrangement with the Investment Advisor with the Council having an option to renew for a further two years.

In renewing the contractual arrangement, the Council should also take into account the risks taken to achieve the returns and any other services the Investment Advisor may provide such as reporting, valuations, assistance with audit requirements, current market information and alerts all of which have an indirect benefit to Council in saving internal resources such as staff time.

Trading Policy
Council will make every effort and will undertake cash flow forecasting to match investment maturities to cash flow requirements to minimise liquidation of investments prior to scheduled maturities and any associated penalties either explicit in the terms of broker fees, market spreads and liquidity risks.

Investments will be acquired with the intention of holding them to maturity, and cash liquidity requirements will be managed to ensure that Council avoids a situation which will require a forced sale of these assets in normal circumstances.

However, if Investment Policy Limits have been breached due to a change in the overall size of the investment portfolio, external or internal changes to investment policy parameters or for any other reason, then investments maybe sold prior to maturity. Under these situations Council has the authority to make the necessary arrangements to withdraw from the investment as soon as practicable.

Council may also sell assets prior to maturity in the following circumstances:

<table>
<thead>
<tr>
<th>Council Policy No. 024 - INVESTMENT POLICY</th>
</tr>
</thead>
</table>

*Version | Decision Number | Adoption Date | Responsible Officer | Next Review Date |
|---------|----------------|---------------|---------------------|-----------------|

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INVESTMENT POLICY
Policy No. 024

If the asset is liquid, easily tradeable, can be sold without significant loss and was purchased as part of a "liquidity buffer" against the event of unforeseen and unexpected liquidity requirements.

If Council judges the asset has deteriorated in credit quality and there is a material risk of loss on the asset if held to maturity and Council, upon seeking external advice from a competent and reputable advisor, is advised that a sale of the asset is in the best interests of Council for risk management purposes to potentially minimise any future losses.

For the avoidance of doubt, Council will not adopt an active trading strategy buying and selling assets on broker recommendations for the purposes of enhancing returns through the accumulation of capital profits.

Council will not view maximum and minimum allocations in investment categories as "target" allocations. The portfolio should in normal circumstances be operated with a degree of margin around any policy restrictions."

Trust Funds
Trust funds are excluded from this policy as they must be kept in separate bank account as per the requirements of Section 120 of the Local Government Act (NT).

4 Definitions
Counterparty – refers to the other individual or institution to an agreement or contract.

5 Legislative References
All investments are to be made in accordance with the following:

- Local Government Act – Part 10.2
- Local Government (Accounting) Regulations – Regulation 18
- Guidelines pursuant to the Act and;
- Australian Accounting Standards

6 Procedures / Related Documents
Procedure - FIN04.01 - Investments End of Month
Procedure - FIN04.05 - Investments Report to Council
Procedure – FIN04.07 – New Investments, Rollovers & Redemptions

7 Responsibility / Application
This policy will be reviewed annually or more often as required.
INVESTMENT POLICY
Policy No. 024

8 Document Control

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INVESTMENT POLICY
Policy No. 024

1 Purpose

The Investment Policy establishes the rules that City of Darwin adopts in investing funds not required to meet immediate liquidity needs with the exception of trust funds.

This policy is supplemented by Investment Procedures, which are not required to be adopted by Council. The procedures form part of Council's internal controls.

2 Scope

To invest Council's funds with consideration of risk and at the most favourable rate of interest available to it at the time for the investment type. While exercising the power to invest, consideration is to be given to preservation of capital, liquidity and the return on investment.

Primary objectives of the policy are:

- Ensure that the investment portfolio is structured to provide sufficient liquidity to meet all reasonably anticipated cash flow requirements.
- Preservation of capital; capital losses should be avoided by minimising credit risk (risk of default), market risk (risk that changes in interest rates will adversely affect the fair value of the investment) and through diversification of investment issuers.
- Earn interest.
- Ensure that funds are invested in accordance with legislative requirements.
- Identify the range of approved and prohibited investments.
- Set boundaries for exposure to the risks associated with investments.
- Ensure that Council maintains adequate control of its investments.
- Establish a framework for monitoring investments.
- Meet an agreed return benchmark appropriate to the risk tolerance of Council on a long term basis.

Council is required to ensure that there are proper policies and procedures in place to safeguard its assets in accordance with Regulation 10 of the Local Government (Accounting) Regulations. An investment policy is essential to these requirements.

In April 2012 the Minister for Local Government released Local Government Investment Guidelines pursuant to sections 121(2) and 258(1) of the Local Government Act.
INVESTMENT POLICY
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The 2012 guidelines provide guidance on:

- The legislative framework for the guidelines including Australian Accounting Standards and the Prudent Person Rule;
- Duties and responsibilities of councils and their staff including internal controls;
- The requirements of a good investment policy including investment types, risks, returns and benchmarks;
- Governance including reporting and monitoring; and
- Audits and external reviews

3 Policy Statement

Legislative Framework

Local Government Act
Section 121(1) of the Local Government Act states that "a council may invest money not immediately required for the purposes of the Council".

Local Government Investment Guidelines
Section 121(3) of the Local Government Act states that "councils involved in investment activities must comply with the Local Government Investment Guidelines".

Delegation of Authority
In accordance with Section 32(2) of the Local Government Act Council has delegated the authority for implementation of the Investment Policy to the Chief Executive Officer.

At the time of adopting this policy and in accordance with Section 102 of the Local Government Act the Chief Executive Officer has delegated implementation and management of the Investment Policy to the General Manager City Performance.

This policy is however subject to any instrument of delegation or variation thereto issued from time to time by the Council or Chief Executive Officer.

Prudent Person Rule
The Prudent Person Rule requires officers to exercise the same care, diligence and skill that a prudent person would exercise in managing the affairs of other persons. Acting prudently applies to selecting investments and requires an individual to consider diversification, appropriateness of the product, risk and anticipated return, liquidity, independent financial advice and to have a clear understanding of the product. Under no circumstances, must an individual make a speculative investment.
INVESTMENT POLICY
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Ethics and Conflicts of Interest
Officers shall refrain from personal activities that would conflict with the proper execution and management of Council's investment portfolio. This policy requires officers to disclose any conflict of interest to the Chief Executive Officer.

Authorised Investments

Approved Investments
Investments are limited to the NT Local Government legal and regulatory requirements including the Minister's Guidelines. If there is any conflict or contradiction between this policy and the legal requirements the legal requirements must prevail. The policy should be amended as soon as practicable after noting that a conflict or contradiction exists.

In addition to the legal requirements and without approval by specific resolution of Council investments are limited to:

- Local/State/Commonwealth Government Bonds, Debentures or Securities
- Interest bearing securities issued by an Australian Prudential Regulation Authority, (APRA), regulated authorised deposit taking institution (ADI)

All investments are subject to the Investment Limits stated in this policy.

Mandatory Conditions
There are certain mandatory conditions that all investments must comply with:

- All investments must be in the name of City of Darwin. If using the services of an Investment Advisor or Broker, Council must ensure that ownership is retained.
- All investments must be denominated in Australian dollars.
- All investments must be placed through a licensed financial services institution with a current Australian Financial Services Licence issued by the Australian Securities and Investment Commission, unless placed directly with the issuing entity whose interest bearing securities must be compliant with the investment policy.

Prohibited Investments
This policy prohibits any investment carried out for speculative purposes including:

- Subordinated bank debt (all bank debt should be senior).
- Derivative based instruments.
- Principal only investments or securities that provide potentially nil or negative cash flow.
- Standalone securities issued that have underlying futures, options, forward contracts and swaps of any kind.
- Shares of any kind.
- Cryptocurrencies of any kind.
INVESTMENT POLICY
Policy No. 024

This policy also prohibits the use of leveraging (borrowing to invest) of an investment.

**Environmental, Social and Governance (ESG) Investing**

Where financial institutions are offering equivalent investment returns with the same credit rating and assessed financial risk and the investment fits within the provisions of this Investment Policy, preference will be given to placing funds with institutions identified as having the higher ESG standards which may include, but not limited to, investing with institutions not financing fossil fuel companies.

**Risk Management Guidelines**

Council is risk averse; risk aversion is the reluctance to invest in a product with a higher risk compared with a product with lower risk, but possibly lower returns. Risk can never be completely mitigated and no investment is risk free.

This policy outlines the limits on investments that assist in mitigating risk within Council’s control without unnecessary detrimental impact on investment returns.

Investments are to comply with the following key criteria:

a) Credit Risk – limit overall credit exposure of the portfolio.
b) Counterparty Credit Risk – limit exposure to individual counterparties/ institutions’ risk of default in repayment of interest and/or principal.
c) Diversification – setting limits to the amounts invested in a particular product, with a particular financial institution or government authority to reduce credit, liquidity and market risks.
d) Interest Rate Risk – the risk the fair market value of the investment fluctuates significantly due to changes in underlying interest rates.
e) Liquidity Risk – the risk council is unable to redeem the investment at a fair price within a timely period.
f) Market Risk – the risk the fair value or future cash flows of an investment will fluctuate due to changes in market conditions and prices.
g) Maturity Risk – limits based upon length of term to maturity of investments.
h) Protection of Principal – investments entered into should be structured to minimise the risk of loss of principal.
i) Grant Funding Conditions – conditions related to grant funding available to invest must be complied with.

**Investment Limits**

**Term to Maturity**
The portfolio is to be invested with the following term to maturity constraints:

<table>
<thead>
<tr>
<th>Maturity Band</th>
<th>Minimum Portfolio</th>
<th>Maximum Portfolio</th>
</tr>
</thead>
</table>

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<tr>
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<th>Version</th>
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<th>Next Review Date</th>
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<table>
<thead>
<tr>
<th>Exposure</th>
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</thead>
<tbody>
<tr>
<td>&lt;1 year</td>
<td>30%</td>
</tr>
<tr>
<td>&gt;1 year</td>
<td>0%</td>
</tr>
<tr>
<td>&gt;2 year</td>
<td>0%</td>
</tr>
<tr>
<td>&gt;3 years</td>
<td>0%</td>
</tr>
<tr>
<td>&gt;5 years</td>
<td>0%</td>
</tr>
</tbody>
</table>

All investments greater than 5 years must be issued by a government entity or carry a long term rating of AA+ or above from S&P or an equivalent ratings agency at the point of purchase or be issued by a Major Bank.

All investments rated BBB+ or below by S&P (or an equivalent ratings agency) must not have a maturity greater than 3 years at the point of purchase.

Liquidity Requirements
The term of investments must also take into account Council's long term financial plan and liquidity requirements. The portfolio must be structured so that there are always sufficient funds available to meet weekly operational and capital cash requirements.

Credit Ratings
Credit ratings are a guide or standard for an investor, which indicate the ability of a debt issuer or debt issue to meet the obligations of repayment of interest and principal. Credit rating agencies such as Moody's, Standard and Poor's (S&P) and Fitch Rating make these independent assessments based on a certain set of market and non-market information.

Ratings in no way guarantee the investment or protect Council against investment losses. The prescribed ratings should not be misinterpreted as an implicit guarantee of investments or entities that have such ratings. Even given this challenge, ratings provide the best independent information available.

The following table provides a comparison of the rating equivalents between the different rating agencies: Review

<table>
<thead>
<tr>
<th>Rating Comparison Table</th>
<th>Moody's</th>
<th>Standard &amp; Poor's</th>
<th>Fitch</th>
</tr>
</thead>
<tbody>
<tr>
<td>Investment Grade (Credit Risk Level)</td>
<td>Long Term</td>
<td>Short Term</td>
<td>Long Term</td>
</tr>
<tr>
<td>Highest (Minimum Credit Risk)</td>
<td>Aaa</td>
<td>P-1</td>
<td>AAA</td>
</tr>
<tr>
<td>Very High (Very Low Credit Risk)</td>
<td>Aa1</td>
<td>(Prime-1)</td>
<td>AA+</td>
</tr>
<tr>
<td>Very High (Very Low Credit Risk)</td>
<td>Aa2</td>
<td></td>
<td>AA</td>
</tr>
<tr>
<td>Very High (Very Low Credit Risk)</td>
<td>Aaa3</td>
<td></td>
<td>AA-</td>
</tr>
<tr>
<td>High (Low Credit Risk)</td>
<td>A1</td>
<td>A+</td>
<td>A+</td>
</tr>
<tr>
<td>High (Low Credit Risk)</td>
<td>A2</td>
<td>P-2/P-1</td>
<td>A</td>
</tr>
<tr>
<td>High (Low Credit Risk)</td>
<td>A3</td>
<td>P-2/P-1</td>
<td>A-</td>
</tr>
<tr>
<td>Good (Moderate Credit Risk)</td>
<td>Baa1</td>
<td>P-2 (Prime-2)</td>
<td>BBB+</td>
</tr>
<tr>
<td>Good (Moderate Credit Risk)</td>
<td>Baa2</td>
<td>P-3/P-2</td>
<td>BBB</td>
</tr>
<tr>
<td>Good (Moderate Credit Risk)</td>
<td>Baa3</td>
<td>P-3 (Prime-3)</td>
<td>BBB-</td>
</tr>
</tbody>
</table>
INVESTMENT POLICY
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To limit overall credit exposure of the portfolio, Council has placed the following limits on portfolio credit ratings:

<table>
<thead>
<tr>
<th>Credit Rating (S&amp;P or equivalent)</th>
<th>Maximum Percentage of Total Investments</th>
</tr>
</thead>
<tbody>
<tr>
<td>AAA TO AA- (or Major Bank Senior Debt)</td>
<td>100%</td>
</tr>
<tr>
<td>A+ TO A-</td>
<td>45%</td>
</tr>
<tr>
<td>BBB+ TO BBB</td>
<td>10%</td>
</tr>
</tbody>
</table>

- Major Banks for the purpose of this policy are defined as ANZ, CBA, NAB and Westpac or their wholly owned and guaranteed subsidiaries.

Policy Breaches & “Grandfathering”

If any investment is made in breach of this policy that instrument will be divested as soon as it is practical (taking into account the costs and benefits of doing so). This will also apply to any investment that is downgraded and as a result no longer falls within the policy guidelines.

Any investment purchased when compliant with the investment policy may be held to maturity or sold as Council believes best, dependent on the individual circumstances, so long as the risk management strategy for the investment is in accordance with the principles of the Investment Guidelines as above, the prevailing legislation and the prudent person principles.

Specifically, Grandfathering will apply to any investment that:

- Was made ineligible by a previous change to the external legislation if that change allows for grandfathering.
- Is made ineligible as a result of a change to this investment policy.
- Is in breach of the investment policy due to a change of circumstance, (e.g. because the investment has been downgraded or has had its credit rating withdrawn post purchase).
- Is in breach due to a change of portfolio size or composition (e.g. because the overall portfolio size has decreased and as a result the percentage of total portfolio limit which applies to individual remaining investments increases and therefore causes a breach).

Individual Counterparty Credit Framework (diversification)

The individual credit guidelines to be adopted will be based on the Standard and Poor’s (S&P) ratings system criteria (or Moody’s / Fitch equivalent if an S&P rating is not available). The maximum available limits in each rating category are as follows:

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<thead>
<tr>
<th>Credit Rating</th>
<th>Maximum Individual Limit</th>
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<tbody>
<tr>
<td>Federal Government</td>
<td>100%</td>
</tr>
<tr>
<td>AAA to AA- (or Major Bank Senior Debt)</td>
<td>50%</td>
</tr>
<tr>
<td>A+ to A-</td>
<td>30%</td>
</tr>
<tr>
<td>BBB+ to BBB</td>
<td>10%</td>
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Administration of Policy

Investment Register
Council must keep an up to date Investment Register supported by appropriate documentary evidence for each investment held.

For external audit purposes, certificates must be obtained from the financial institutions confirming the investments held on the Council's behalf as at 30 June each year and reconciled to the Investment Register.

Reporting
A monthly investment report will be provided to Council containing the following:
- List of investments by financial institution.
- Total cash and investments held.
- Percentage exposure to individual financial institutions.
- Adherence to the investment limits set in this policy.
- Investment portfolio performance against established benchmarks, including budget.

Benchmark
The performance of the investment portfolio shall be compared to the Bloomberg Ausbond Bank bill Index (Bank Bill Index) and the 90 day Bank Bill Swap Rate (BBSW) as quoted at the end of each month.

Variations to Policy
The Chief Executive Officer is authorised to approve temporary variations to the policy if required by legislative changes. All changes to the policy will be reported to Council within 30 days. All other variations to the policy are required to be authorised by Council.

Investment Procedures
The Investment Procedures supplement this policy and define the procedures that officers must adhere to when managing investments including, but not limited to, authorisation, placement, redemption and reinvestment.

Quotation for Purchase and Sale of Investments
The investing officer must satisfy themselves that they are obtaining a fair market price for all investments made at all times. This may be accomplished by obtaining three (3) independent quotes from reputable market makers where the investment is widely traded.
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or where it is not widely traded by reference to other similar instruments that are traded in the market place.

If this is not possible or impractical, the investing officer can rely on representations made by an Independent Advisor with no conflicts of interest regarding the purchase or sale of the investment.

For the avoidance of doubt the investing officer must not rely or representations made by the buyer, seller or broker or any other person with a potential conflict of interest.

Investment Strategy
On a monthly basis and in conjunction with this Investment Policy, an Investment Strategy will be formulated and included in the monthly reports from the Investment Advisor, taking into consideration the following:

- Council's cash flow requirements and implications for the portfolio liquidity profile.
- Allocation of investment types, credit quality, counterparty exposure and term to maturity.
- Current and projected market conditions and any likely impacts on relative positioning in terms of the portfolio and any necessary policy implications.
- Relative return outlook; risk-reward considerations; assessment of the market cycle and hence constraints on risk.
- Appropriateness of overall investment types for Council’s portfolio and,
- The projected investment portfolio level for the forthcoming year.

Safe Custody
All investments must be settled and held directly with the ADI or via the proxy Austraclear account to be maintained by Council as an associate member of Austraclear.

Investment Advisor
Independent investment advice should be obtained on a regular basis in relation to Council’s policy, strategy and tactics, at a minimum annually.

The advisor must be an independent person who has no actual or potential conflict of interest in relation to investment products being recommended and is free to choose the most appropriate product within the terms and conditions of the investment policy.

The independent advisor is required to provide written confirmation that they do not have any actual or potential conflicts of interest in relation to the investments they are recommending or reviewing, including that they are not receiving any commission or other benefits in relation to the investments being recommended or reviewed.

Investment Advisor Performance Assessment

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Investment Advisor performance may be measured annually by returns on the investment portfolio net of fees when compared with likely performance of the investment portfolio without external advice.

The Council can enter into a biennial contractual arrangement with the Investment Advisor with the Council having an option to renew for a further two years.

In renewing the contractual arrangement, the Council should also take into account the risks taken to achieve the returns and any other services the Investment Advisor may provide such as reporting, valuations, assistance with audit requirements, current market information and alerts all of which have an indirect benefit to Council in saving internal resources such as staff time.

Trading Policy
Council will make every effort and will undertake cash flow forecasting to match investment maturities to cash flow requirements to minimise liquidation of investments prior to scheduled maturities and any associated penalties either explicit in the form of break costs or implicit in terms of broker fees, market spreads and liquidity risks.

Investments will be acquired with the intention of holding them to maturity, and cash liquidity requirements will be managed to ensure that Council avoids a situation which will require a forced sale of these assets in normal circumstances.

However, if Investment Policy Limits have been breached due to a change in the overall size of the investment portfolio, external or internal changes to investment policy parameters or for any other reason, then investments maybe sold prior to maturity. Under these situations Council has the authority to make the necessary arrangements to withdraw from the investment as soon as practicable.

Council may also sell assets prior to maturity in the following circumstances:

If the asset is liquid, easily tradeable, can be sold without significant loss and was purchased as part of a “liquidity buffer” against the event of unforeseen and unexpected liquidity requirements.

If Council judges the asset has deteriorated in credit quality and there is a material risk of loss on the asset if held to maturity and Council, upon seeking external advice from a competent and reputable advisor, is advised that a sale of the asset is in the best interests of Council for risk management purposes to potentially minimise any future losses.

For the avoidance of doubt, Council will not adopt an active trading strategy buying and selling assets on broker recommendations for the purposes of enhancing returns through the accumulation of capital profits.
INVESTMENT POLICY
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Council will not view maximum and minimum allocations in investment categories as "target" allocations. The portfolio should in normal circumstances be operated with a degree of margin around any policy restrictions.

Trust Funds
Trust funds are excluded from this policy as they must be kept in separate bank account as per the requirements of Section 120 of the Local Government Act (NT).

4 Definitions
Counterparty – refers to the other individual or institution to an agreement or contract.

5 Legislative References
All investments are to be made in accordance with the following:

- Local Government Act – Part 10.2
- Local Government (Accounting) Regulations – Regulation 18
- Guidelines pursuant to the Act and;
- Australian Accounting Standards

6 Procedures / Related Documents
Procedure – FIN04.01 - Investments End of Month
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14.2 PROPOSED PLANNING SCHEME AMENDMENT - REZONING OF LOT 1768 (15) FRANCIS STREET, MILLNER

Common No.: PA2019/0190  
Author: Manager City Planning  
Authoriser: General Manager Innovation Growth and Development Services  
Attachments: 1. Planning Scheme Amendment Response Letter - PA2019/0190  
2. Exhibition Package I

SUMMARY

The purpose of this report is to refer to Council for comment, Pursuant to Section 19 of the Planning Act, the following development application: Planning Scheme Amendment PA2019/0190 – Rezoning of Lot 1768 (15) Francis Street, Millner.

RECOMMENDATIONS

1. THAT the report be received and noted.
2. THAT Council endorse the submission to the Director Lands and Planning, Department of Infrastructure, Planning and Logistics within Attachment 1 to Report entitled: Proposed Planning Scheme Amendment PA2019/0190 - Rezoning of Lot 1768 (15) Francis Street, Millner.

KEY ISSUES

• It is recommended that Council endorse the letter in Attachment 1.
• The proposed amendment seeks to rezone Lot 1768 (15) Francis Street, Millner from Zone SD (Single Dwelling Residential) to Zone MD (Multiple Dwelling Residential).
• The Mid Suburbs Area Plan provides strategic guidance on land use for this area.
• The site is adjoined by Zone MR (Medium Density Residential) to the North and is intended to facilitate redevelopment of the site for up to four dwellings used for public housing.

BACKGROUND

The subject site is located at Lot 1768 (15) Francis Street, Millner, is 1240m² in area and currently zoned SD (Single Dwelling Residential). The application has been made by the Department of Local Government, Housing and Community Development.

The site is directly adjoined to the north by zone MR (Medium Density Residential), and SD (Single Dwelling Residential) on all other sides. The built form in the area generally aligns with the current zoning of properties and is a mix of single and two storey in the SD zone and five storeys to the north in Zone MR.

The land is relatively flat and is not affected by storm surge, aircraft noise contours or any other constraints. The site was occupied by a four bedroom dwelling, which was demolished in March 2018. The site currently contains no structures.

The site is located within close proximity of the Jape Home Maker Village, Millner Primary School Public Open space and a major public transport route that runs along Trower Road.

The site is located within the Mid Suburbs Area Plan. The full exhibition package for this proposal is located in Attachment 2.
Subject site (City of Darwin mapping)

Current Zoning (from exhibition package)
DISCUSSION

The proposal seeks to amend the Northern Territory Planning Scheme (NTPS) by rezoning the site from Zone SD (Single Dwelling Residential) to Zone MD (Multiple Dwelling Residential) of the NTPS.

The proposed rezoning will allow the site to be redeveloped in line with Zone MD (Multiple Dwelling Residential). Both SD and MD zones allow for residential development up to a height of 2 storeys or 8.5 metres. The main difference between the zones being the density of dwellings permitted on the site.

The current SD zone allows for a single dwelling plus an independent dwelling to be built on the site. The proposed MD zoning would allow for one dwelling per 300m², which equates to four dwellings on the 1240m² site. This is in line with the exhibition package, which states the intention to construct 4 dwellings on the site, subject to rezoning.

The site is located within the Mid Suburbs Area Plan, which indicates the site as appropriate for SD (Single Dwelling Residential).

Excerpt from Mid Suburbs Area Plan

The exhibition package highlights that the Mid Suburbs Area Plan also provides further strategic guidance in relation to future land uses beyond the specific land use mapping contained in the Area Plan. Arguing that ‘The Darwin Mid Suburbs Area Plan provides a framework to guide development. The area plan aims to facilitate a diversity of housing options.’

The exhibition package also highlights the Compact Urban Growth Policy that ‘amongst other indicators, the policy seeks a transition in density, height, bulk and massing where lower densities are adjacent or adjoining.’ In this instance the proposed rezoning would provide a transition from...
the higher adjoining MR density to the north (50 x 2 dwelling in a 5 storey building), down to SD zoning to the south.

The application also notes that the site is well located in terms of access to services and transport, with the site being less than 400m from:

- the Rapid Creek Shopping Village;
- churches and related community facilities on Trower Road;
- bus stops on Ryland Road;
- Millner Primary School;
- the open space at the southern end of the Millner Primary School site; and
- a considerable number of developments constructed to a higher density.

City of Darwin Issues

The proposed rezoning is not strictly in accordance with the Mid Suburbs Area Plan and therefore is considered a spot rezoning. Essentially this means that any impact as a result of the rezoning of the site and any similar sites in the area have not been fully considered in the preparation of the Area Plan. Collectively this may impact demand and provision of infrastructure and services in the area.

Summary

Whilst the site is indicated to continue as a single dwelling residential lot in the Mid Suburbs Area Plan and therefore considered a spot rezoning, it is well located in terms of access to services, public open space and transport options.

The Mid Suburbs Area Plan is a Guidance Policy and therefore any variation from it should be adequately considered in terms of any precedent it may set. Allowing a spot rezoning in this instance may result in further applications to rezone that are not in accordance with established Area Plans.

STRATEGIC ENVIRONMENT

The issues addressed in this Report are in accordance with the following Goals/Strategies as outlined in the 'Evolving Darwin Towards 2020 Strategic Plan':

Goal
4 A Smart and Prosperous City

Outcome
4.2 By 2030, Darwin will have attracted and retained more residents and will offer sustainable investment opportunities

Key Strategies
Nil

LEGISLATIVE/POLICY

The subject site is located within the Mid Suburbs Area Plan. The implications of this are discussed in the main body of this report.

CONSULTATION

Internal

In preparing this report, the following City of Darwin officers were consulted:

- Planning Coordinator
Team Leader Development

External
No external consultation was undertaken

BUDGET/RESOURCE IMPLICATIONS
Any upgrades to City of Darwin infrastructure as a result of this rezoning being approved will be considered at development application stage for the proposed dwellings.

RISK
Risk to City of Darwin will be fully considered at development application stage for the proposed dwellings.

LEGAL
Legal to City of Darwin will be fully considered at development application stage for any proposed dwellings.

ARTS, CULTURE & ENVIRONMENT
This will be fully considered at development application stage for any proposed dwellings.
13 September 2019

Mr Michael Holmes  
Director Lands and Planning  
Department of Infrastructure, Planning and Logistics  
GPO Box 1680  
DARWIN NT 0801

Dear Mr Holmes

Re: Proposed Planning Scheme Amendment - PA2019/0053

Thank you for the Planning Scheme Amendment referred to this office 2 August 2019, concerning the above. This letter was placed before City of Darwin’s, Ordinary Council Meeting held 10 September 2019.

The proposed rezoning is not in accordance with the Mid Suburbs Area Plan and is considered a spot rezoning. Therefore, any impacts as a result of the rezoning of the site and any similar sites in the area, have not been fully considered in the preparation of the Area Plan. Collectively this may impact demand and provision of infrastructure and services in the area.

Whilst the proposal is not in accordance with Mid Suburbs Area Plan, it is well located in terms of access to services, public open space and transport options.

If the proposal is approved, without due consideration of its impact on the Mid Suburbs Area Plan, the Area Plan may lose its integrity. The plan will no longer provide clear guiding parameters or certainty for future development and the community.

Allowing a spot rezoning in this instance may result in an argument for further rezoning applications that are not in accordance with established Area Plans.
If you require any further discussion in relation to this application, please feel free to contact me on 8930 0528.

Yours faithfully

CINDY ROBSON
MANAGER CITY PLANNING
NORTHERN TERRITORY OF AUSTRALIA

PROPOSAL TO AMEND NT PLANNING SCHEME
PA2019/0190

The Minister for Infrastructure, Planning and Logistics has accepted an application to amend the NT Planning Scheme made by Department of Local Government, Housing and Community Development (DLGHCD) for exhibition. The application seeks to rezone Lot 1768 Town of Nightcliff (15 Francis Street) from Zone SD (Single Dwelling Residential) to Zone MD (Multiple Dwelling Residential).

The proposed rezoning within the NT Planning Scheme is to facilitate the development of the site for up to four dwellings used for public housing.

Attached are:

- a locality map;
- a proposed zoning map;
- extracts from the NT Planning Scheme relating to Zone SD (Single Dwelling);
- extracts from the NT Planning Scheme relating to Zone MD (Multiple Dwelling Residential); and
- a copy of the application.

Period of Exhibition and Lodging a Submission
The exhibition period is from Friday 16 August 2019 to Friday 13 September 2019.

The suitability of the subject site for uses in accordance with the proposed zone is the primary consideration in the assessment of proposals to amend the NT Planning Scheme. Matters relating to the intended development of the site are addressed in the development application and assessment processes.

Written submissions about the proposed planning scheme amendment are to be received by 11.59pm on Friday 13 September 2019 and addressed to:

NT Planning Commission
GPO Box 1680
DARWIN NT 0801; or

Email: planning.ntq@nt.gov.au; or

Fax: (08) 8999 7189; or

Hand delivered to Lands Planning, Level 1 Energy House, 18 – 20 Cavenagh Street, Darwin.

For more information please contact David Dwight, Lands Planning on telephone (08) 8999 8121.
6.0 ZONE PURPOSE AND TABLES

5.1 ZONE SD – SINGLE DWELLING RESIDENTIAL

Amendment No. 462 published in the NT
Tender on 29/07/2016
omits and substitutes
clause 5.1.
Amendment No. 483 published in the NT
Tender on 06/10/2017
omits and substitutes
sub-clauses in 5.1.

Clause 1.3 refers to
Section.
Unclear uses are
prohibited in this zone.
See clauses 2.2(6) & (4).
Clause 4.3 refers to
Demolition.
structures.
Clause 5.14 refers to
land subject to flooding
and storm surge.
Clause 7.18.2 refers to
caravans.
Clauses 11.1.1
and 11.1.2 refer to
subdivision lot size
and lot size to subdivision
standards.
Clause 13.3 refers to
location of mobile
telephone communications
towers.

1. The primary purpose of Zone SD is to provide single
dwellings on individual lots.

2. Non-residential uses or development should be limited to those
which predominantly service the local neighbourhood and do
not have any detrimental effect on residential amenity.

Northern Territory Planning Scheme
Part 3-2
## Zoning Table – Zone SD

<table>
<thead>
<tr>
<th>Activity</th>
<th>Code</th>
</tr>
</thead>
<tbody>
<tr>
<td>abattoir</td>
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<td>animal boarding</td>
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<td>business sign</td>
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<td>caravan park</td>
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<td>care taker's residence</td>
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<td>car park</td>
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<td>x</td>
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<td>general industry</td>
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<tr>
<td>group home</td>
<td>P 7.1, 7.10.5</td>
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<td>retail agricultural stall</td>
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<td>rural industry</td>
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<td>service station</td>
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<td>shop</td>
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<td>showroom sales</td>
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<td>warehouse</td>
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*P = Permitted  S = Self Assessable  D = Discretionary  x = Prohibited*
### ZONE MD – MULTIPLE DWELLING RESIDENTIAL

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<tr>
<th>5.2</th>
<th><strong>ZONE MD – MULTIPLE DWELLING RESIDENTIAL</strong></th>
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</table>

1. The primary purpose of Zone MD is to provide for a range of housing options to a maximum height of two storeys above ground level.

2. The scale, character and architectural style of infill development should be compatible with the streetscape and surrounding development.

3. A single dwelling on a lot less than 600m² should be integrated in terms of design and site layout with adjacent development and street infrastructure.

---

Clause 7.3 refers to Sheds.

Unused uses are permitted in this zone. See clause 5.2(3). 

Clause 5.8 refers to Demoportable Structures.

Clause 6.14 refers to land subject to flooding and/or surge.

Clause 7.1(2) refers to caravans.

Clauses 11.1.3 and 11.1.2 refer to subdivision lot size and 11.2 to subdivision standards.

Clause 13.3 refers to the erection of mobile telephone communications towers.

Clause 11.2.4 refers to lots less than 600m² for single dwellings in Zone MD.
<table>
<thead>
<tr>
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<tbody>
<tr>
<td>abattoir</td>
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P = Permitted      S = Self Assessable  D = Discretionary  x = Prohibited
15 Francis Street, Millner

Request to amend the Planning Scheme Zone SD to Zone MD

www.dlghcd.nt.gov.au
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1 Executive Summary

The Department of Local Government, Housing and Community Development (the Department) requests, through this application, that the Minister for Infrastructure, Planning and Logistics determine favourably to rezone the site at 15 Francis Street, Milliner from Zone SD to Zone MD.

<table>
<thead>
<tr>
<th>Applicant</th>
<th>Department of Local Government, Housing and Community Development (the Department)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Land owner</td>
<td>as above</td>
</tr>
<tr>
<td>Address</td>
<td>15 Francis Street, Milliner</td>
</tr>
<tr>
<td>Lot details</td>
<td>Lot 1768, Town of Nightcliff</td>
</tr>
<tr>
<td>Site area</td>
<td>1 240 m²</td>
</tr>
<tr>
<td>Existing zone</td>
<td>Zone SD (Single Dwelling Residential)</td>
</tr>
<tr>
<td>Proposed zone</td>
<td>Zone MD (Multiple Dwelling Residential)</td>
</tr>
</tbody>
</table>
2 Site and Locality Description

The site subject of this application is No. 15 Francis Street, Milliner or Lot 1768 Town of Nightcliff. It is regular in shape, with a width of 24.7m and a depth of 50.3m. The site is fairly flat, and is not affected by storm surge, aircraft noise contours or any other constraints.

The site fronts Francis Street, with a single crossover at its northern end. The site is in Zone SD (Single Dwelling Residential), as are the majority of lots in the vicinity, with Zone MR (Medium Density Residential) abutting to the north and a collection in Zone MD (Multiple Dwelling Residential) beyond that.

There is a clear mix of zones and associated land uses in the locality, with commercial at the Rapid Creek Shopping Complex and the Jape Shopping Village, community uses, through churches fronting Trower Road, the National Archives of Australia at the intersection of Trower Road and Bagot Road, Milliner Primary School down Sabine Road, and several park spaces.

Image 1, Zoning pattern within 400m radius of the subject site

The site was occupied by a four bedroom single dwelling, first constructed in 1978. The site has been unoccupied since November 2017, with the dwelling demolished in March 2018.

The site currently contains no structures and has fairly unkempt vegetation spread across it.

See the photos on the following page, all taken on 02.02.2019.
3 Background

There is no planning history over the site.

Of interest are:

- 18.2m road reservation width for Francis Street; and
- 3m wide sewerage easement along the rear boundary, to the Power and Water Corporation.

Attachment A to this report provides a copy of the survey plan and record of administrative information relating to the lot.
4 Legislative Framework

This application, to amend the zone of Lot 1768 Town of Nightcliff from Zone SD to Zone MD, is made under section 13 of the Planning Act (the Act). A review against the Objects of the Act and the main policy documents is provided within this section for guidance.

4.1 Section 2A of the Planning Act

(1) The objects of this Act are to plan for, and provide a framework of controls for, the orderly use and development of land.

(2) The objects are to be achieved by:

(a) strategic planning of land use and development and for the sustainable use of resources;

The proposal provides a proper transition of densities and retains the residential land use of the immediate area. The MD zone allows for a more efficient and sustainable use of resources through the urban area and is especially appropriate for a well-situated site that is in excess of 1 200 m².

(b) strategic planning of transport corridors and other public infrastructure;

The MD zone will not impact transport corridors or other infrastructure. It has existing driveway access to Francis Street, and is in close proximity to the main road corridors of Trower Road and Bagot Road, which provide ready access to Darwin city and through its northern suburbs.

(c) effective controls and guidelines for the appropriate use of land, having regard to its capabilities and limitations;

The site has few constraints (one easement along its rear boundary) and is capable of accommodating development in line with the MD zone.

(d) control of development to provide protection of the natural environment, including by sustainable use of land and water resources;

The site is in an urbanised area with no protected species or vegetation restricting its development.

(e) minimising adverse impacts of development on existing amenity and, wherever possible, ensuring that amenity is enhanced as a result of development;

The scale, intensity and type of subsequent development are suitable for the site and surrounding locality, as evidenced by the differing densities in the vicinity, most pertinently the MR blocks to the north of the site and the MD lots to the north of that.

(f) ensuring, as far as possible, that planning reflects the wishes and needs of the community through appropriate public consultation and input in both the formulation and implementation of planning schemes; and

The proposal requests an amendment to the NT Planning Scheme (the Scheme). In any case, the proposal is appropriate for the site and area, and a review has been provided against all relevant planning documents referenced under the Scheme.

(g) fair and open decision making and appeals process.

The applicant agrees to a 28 day period of exhibition of the proposal, as provided by section 15 of the Act.

The applicant would also like to make clear that, once the proposal is approved for exhibition, it will engage a communications consultant to undertake a letterbox drop, engage with the community, explain the Department’s intentions and address concerns that may arise.
4.2 NT Planning Scheme

Cl. 2.7 – Reference to Policy

1. The Interpretation of this Planning Scheme and the determination of a consent authority must have regard to the policies and planning concepts expressed in those documents appearing in Part 8 or Schedule 2 and ensure that a use or development or proposed use or development is consistent with them.

2. Where there is an inconsistency between any applicable policy and this Planning Scheme, the provisions of the Planning Scheme will prevail.

Policies appearing in schedule 2 that cover the site include:

- Darwin Regional Land Use Plan 2015;
- Darwin Mid Suburbs Area Plan 2016; and
- NT Compact Urban Growth Policy 2015.

Due to the detail contained within these documents, they are covered independently in sections 4.3 – 4.5 of this report.

Cl. 2.8 – Reference to Guidelines

1. Applications for a use or development must demonstrate consideration of, and the consent authority must have regard to, any guidelines applicable to the use or development appearing in schedule 3 and ensure that a use or development or proposed use or development is consistent with them.

2. Where there is an inconsistency between any applicable guideline and this Planning Scheme, the provisions of the Planning Scheme will prevail.

The guidelines in schedule 3 are not applicable to the site or any likely subsequent development.

Specifically:

- The land is suitable for urban development and further consideration against the NT Land Suitability Guidelines is not required;
- The site is not within any of the flood hazard zones given in the Rapid Creek Flood Study;
- The land is outside the 20 aircraft noise exposure forecast and is suitable for residential use;
- Land clearing is not required; and
- Principles of the Community Safety Design Guide will be considered in any subsequent development.

All other guideline documents are clearly not applicable to the site.

Cl. 4.1 – Planning Principles and Framework, Northern Territory

The proposal will:

- add to a diversity of housing options;
- promote a more compact urban form that takes advantage of access to existing services and enhance liveability;
- allow for development that is of a scale and type that is compatible with the existing character of the area and will not unreasonably intrude on or compromise the privacy of adjoining residential uses; and
- not result in development of a site that is affected by flood or storm surge.
Cl. 4.2 – Planning Principles and Framework, Darwin Region

The proposal has been assessed against the Darwin Regional Land Use Framework and the Darwin Mid Suburbs Area Plan (see section 4.4). In particular, the proposal will:

- allow for a range of dwelling types in the locality;
- see development that results in an improved integration of development-type for the locality, considering the different scale of developments in the vicinity;
- provide for more compact and higher density development in a well serviced infill site; and
- not interrupt the active transport network and is within walking distance of regular bus stops.
  - the site is 340m from bus stops on each side of Ryland Road for routes 3 and 11, and just in excess of 400m from bus stops on each side of Trower Road for routes 10, 11, 21 and Orbital 1 and 2; and
  - the abovementioned bus routes provide access to Darwin City, Casuarina, Darwin Hospital, Palmerston and the areas in-between.

4.3 Darwin Regional Land Use Plan

The land use plan “supports ongoing infill residential development, particularly on underutilised land close to existing transport networks and community or commercial facilities” (p. 15). The key residential objectives of the plan match those in the Scheme given above in addition to matters such as integrating new and existing residential development and increasing housing types as will be enabled through the inclusion of the MD zone between lots in the SD and MR zones.

4.4 Darwin Mid Suburbs Area Plan

The Darwin Mid Suburbs Area Plan provides a framework to guide development. The area plan aims to facilitate a diversity of housing options. The planning principles accord with the purpose statement and acceptable development responses for each zone and, therefore, when proposing to amend the zone on a site, the objectives of the proposed zone are a more appropriate measure. The objectives for “Small lot/multiple dwelling residential”, which relate to the MD zone, point to providing a buffer between suburban residential areas (SD zone) and adjoining density localities (i.e. lots that are not in the SD or MD zone). This points to a key positive in the proposal that warrants its support.

The other objectives, listed below for reference, shall be addressed in any subsequent proposal to develop the site:

- Development of multiple dwellings on one site and single dwellings on small lots; and
- Built form and landscape responses that respect the qualities of the adjoining suburban residential area.
The area plan takes a very conservative approach, showing a small number of lots as areas “for change”, the bulk of which have quite particular circumstances applying to them (taking out those sites covered by concepts, the only remaining lots are those in (1) the small grouping of SD lots at the end of Shoobridge Street and (2) the tennis bowling site and adjacent commercial lot). This would point to a general capacity existing in the locality for the greater number of dwellings that may result from rezoning of this site.

Of those shown as for change in the area plan, only one has been rezoned since its introduction (Lot 9049). It is reasonable to think that more lots are both capable and appropriate for a higher zone. The subject site is adjacent to lots in a higher zone and will result in a logical transition.
4.5 NT Compact Urban Growth Policy

The Compact Urban Growth Policy (CUGP) essentially follows the common planning principle of providing highest densities around an activity centre or in close proximity to services, and transitioning out from there.

Amongst other indicators, the policy seeks a transition in density, height, bulk and massing where lower densities are adjacent or adjoining. This characteristic is specific to the subject lot (and perhaps the abutting lot to the west) and should avoid any concerns that may exist of an amendment resulting in an unwanted precedent for the locality.

In line with the image above (taken from p. 4 of the CUGP), the locality currently shows an area of higher density that is followed by an area stepping down in intensity and scale to the north (i.e. MR to MD). Amending the zone over the subject site will continue this accepted reasoning in allowing a transition zone to extend to the south.

It is worth pointing out that the neighbouring site to the north is occupied by a 5 storey building with 50 x 2 bedroom units. This is beyond the height and density generally permitted in the MR zone, making a transition between this development and those in the much lower density zone of SD, fair and reasonable.
Accessibility

The CUGP emphasises the preference for a site to be within 400m walking distance of a number of services. As can be seen from Image 8 below, the site is less than 400m from:

- the Rapid Creek Shopping Village;
- churches and related community facilities on Trower Road;
- bus stops on Ryland Road;
- Millner Primary School;
- the open space at the southern end of the Millner Primary School site; and
- a considerable number of developments constructed to a higher density.

![Image 8, Map showing proximity to several features of interest](attachment)
The following sites are sufficiently close and convenient – the majority not requiring the crossing of a major arterial road and all being less than 1km from the subject site – to be accessed via cycling or walking and to provide a clear amenity benefit despite being beyond the 400m mark:

- the mixed use development at the southern end of Sabine Road is 650m from the site;
- the varied retail and employment opportunities available at the Jape Homemaker Village are approximately 750m to the west;
- the significant recreational (active and passive) opportunities available at the open space on the large site bound by Bagol Road, McMullans Road and Old McMullans Road, which includes several football/ soccer ovals, the Darwin velodrome and considerable surrounding open space for informal use;
- two bus stops on Trower Road just in excess of 400m; and
- St. Paul's Church and Primary School are just beyond the above bus stops, on the other side of Trower Road.

See Image 9 for reference.
Neighbourhood Character

The proposal provides a transition in density that is not properly given by the existing zoning sequence. The zoning pattern for the locality shows a swathe of MR lots, with the lower density and scale of the MD zone transitioning down from there, and predominantly SD lots as sites get further from facilities and higher density lots.

The other objectives and key performance indicators of this section of the CUGP can easily be met at the development stage. Development that accords with the MD zone will match the scale of nearby SD developments and provide a logical transition in densities.

Traffic Management

Francis Street has a road reservation width of 18.3m. As per the CUGP, this represents a road reserve capable of accommodating lower and medium density development (low to medium density in the CUGP correlates with the MD zone).

Service Infrastructure

Preliminary discussions have been held with the Power and Water Corporation (PAWC) on capacity and potential upgrades. With regard to impact on the sewer/water network, PAWC responded on 10.05.2019 with confirmation that no infrastructure upgrades are required, with a more comprehensive and formal response later provided on 16.05.2019. The Department is aware that upgrades are required to the connections and water/sewer services to the property. In addition to fees for disconnection, connection, water metering and application processing, but significantly, points out that no impact shall be felt beyond the site. Please refer to the correspondence from PAWC at Attachment B.
Projected electricity demand figures have been provided to PAWC for each likely future development type (see the report prepared by Aecom at Attachment C). Upgraded electricity connections from an SD lot to an MD lot typically involve going from a single phase service to a three phase service plus a requirement to provide multi-metering. PAWC will later confirm the required connection and metering arrangements on a site by site basis.

With regard to stormwater infrastructure, the site is generally flat and not subject to flooding. In any case, stormwater design to the satisfaction of Council shall be undertaken at the development stage, as is usual practice.

The proposal will not have any detrimental impact on the operation of essential power, water, sewerage and stormwater infrastructure.

Constrained Land
The site is not affected by any of the constraints listed (aircraft noise contours, storm surge, odour buffers, biting insects, riverine flooding or Defence height limitations) or any other known constraints.

Social Infrastructure
This section of the CUGP is not applicable.

4.6 The Public Interest
The public interest is a consideration under the NT Planning Act for the lodgement and the determination of both concurrent applications (s. 30C(4)(h) and s. 30P(2)(n)) and development applications (s. 46(3)(j) and s. 51(p)) and in the exercise of the powers of the Planning Commission (s. 81D), but is not mentioned in relation to amendments to the Planning Scheme nor any of the policy or guideline documents that are referred under the Scheme. This is unusual in planning instruments in that it fails to distinguish between a proposal for private interest and one that represents a broader public benefit.

Development of the subject site will enable a greater number of dwellings to be provided for persons in need, through public housing, than is possible by the existing zone and in a form that meets the community’s needs.

The greatest wait time in the Darwin/ Casuarina region (covering Darwin City and its suburbs) is for one bedroom dwellings, which corresponds with one bedroom dwellings receiving the highest number of applications and representing the lowest amount of public housing stock (see https://nt.gov.au/property/public-housing/gaps-for-housing/public-housing/gaps-for-housing and Attachment D). There is a real demand for additional public housing that may not be evident by a reading of the general housing market.

Additionally, it is recognised that there is a growing cohort of seniors who are seeking to transition down from regular dwelling types (single houses on 800 m² of land) to smaller residences with lower levels of maintenance required. Population projections released by the NT Department of Treasury and Finance (https://nt.gov.au/latest-news/important-population-projections) show the 65+ age group to be growing at almost twice the rate of the rest of the population (2.1% compared to 1.3%). Relocating more dwellings of this type will allow the Department to keep ahead of the demand that is happening across the Territory.

All new urban public housing constructed by the Department must meet the Class C requirements of Australian Standard AS 4299 – 1995 (Adaptable Housing) and achieve a Silver Level rating under the Liveable Housing Design Guidelines. Compliance against these standards ensures a dwelling that is better able to accommodate an occupant’s changing needs over time, or a change in lifestyle or the broader demographics, without the need for costly alterations.
The MD zone is also recognised by the Department as allowing for an outcome that suits the target group, in that it provides for independent living at a low density with a relatively low level of associated management or upkeep for the tenants.

There is a benefit to this proposal that extends beyond the wishes of the proponent and which should be given consideration through the assessment process for this application.

5 Conclusion

There is merit to the proposal – to rezone 15 Francis Street (Lot 1768 Town of Nightcliff) from Zone SD to Zone MD – in that it:

- accords with the Objects of the Planning Act;
- accords with the planning principles and framework of the NT Planning Scheme for the Northern Territory and the Darwin Region, which largely promote dwelling diversity and compact urban forms in appropriate locations;
- satisfies the principles behind the guiding policy documents referenced under Schedule 2 of the Planning Scheme;
- represents a logical and justifiable transition in zones, with a 5 storey development in the MR zone abutting to the north and SD to the south;
- will not detrimentally impact on servicing beyond the site in any way, with the proponent aware of, and willing to undertake, any upgrades for the site as required;
- is within walking distance of a number of commercial and community uses, bus stops, education establishment and open space, with a considerable number of further services under 1km from the site and readily accessible;
- will better enable the provision of public housing that meets the needs of the community and which can readily be designed to comply with the requirements of the Scheme for the MD zone and to integrate into the streetscape; and
- will be constructed to satisfy the Class C requirements of Australian Standard AS 4299 – 1995 (Adaptable Housing) and achieve a Silver Level rating under the Liveable Housing Design Guidelines, resulting in dwellings that allow for easy retrofitting of as may be required to accommodate changing needs or lifestyle of the occupant or the broader demographics without requiring costly building alterations.

17.05.2019

Steven Conn  MPIA
Senior Project Officer
Housing Programme and Support Services
Department of Local Government, Housing and Community Development
Northern Territory Government
Floor 1, RCG House, 83-85 Smith St, Darwin City NT 0800
GPO Box 4624, Darwin, NT 0801
p 08 8999 8930
t 08 8924 4551
e steven.conn@dl.gov.au
w www.dhcd.nt.gov.au

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Proposal to rezone from SD to MD
Record of Administrative Interests and Information

The information contained in this record of Administrative Interests only relates to the below parcel reference.

Parcel Reference: Lot 01768 Town of Nightcliff plan(s) A 000417
(See section 38 of the Land Title Act)

Note: The Record of Administrative interests and Information is not a part of the Land Register and is not guaranteed by the Northern Territory of Australia, and the NT Government accepts no Liability for any omission, misstatement or inaccuracy contained in this statement.

Registrar General

Government Land Register:
(none found)

Custodian: Registrar General (+61 8 8999 6252)

Current Title:
CUFT 042 004 (order 2)

Tenure Type:
ESTATE IN FEE SIMPLE

Tenure Status:
Current

Area Under Title:
1240 square metres

Owners:
Northern Territory Housing Commission
12 Linton Street, Casuarina NT 0810

Easements:
(none found)

Scheme Name:
(none found)

Scheme Body Corporate Name:
(none found)

Reserved Name(s):
(none found)

Unit Entitlements:
(none found)
<table>
<thead>
<tr>
<th>Item 14.2 - Attachment 2</th>
</tr>
</thead>
</table>

<table>
<thead>
<tr>
<th>Name</th>
<th>Phone Number</th>
</tr>
</thead>
<tbody>
<tr>
<td>Custodian - Surveyor General</td>
<td>+61 8 8995 5319</td>
</tr>
<tr>
<td>Custodian - Valuer General</td>
<td>+61 8 8995 5375</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Address</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>15 FRANCIS ST, MILLNER</td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Survey Plan</th>
<th>A 000417</th>
</tr>
</thead>
<tbody>
<tr>
<td>Survey Status</td>
<td>Approved</td>
</tr>
<tr>
<td>Parcel Status</td>
<td>CURRENT</td>
</tr>
<tr>
<td>Parcel Area</td>
<td>1240 square metres</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Map Reference</th>
<th>Code 200 Scale 2500 Sheet 30.27</th>
</tr>
</thead>
</table>

| Parent Parcels        | (none found)                     |

<table>
<thead>
<tr>
<th>Parcel Comments</th>
<th>ACQRD CWLTH EX DTAL 5375. ALLOC AGHA FILE UD77/312; S75/1035/176. A CQ BY C OF A CG.50 19-12-78</th>
</tr>
</thead>
<tbody>
<tr>
<td>Survey Comments</td>
<td>(none found)</td>
</tr>
<tr>
<td>Proposed Easements</td>
<td>(none found)</td>
</tr>
<tr>
<td>Municipality</td>
<td>DARWIN MUNICIPALITY</td>
</tr>
<tr>
<td>Region</td>
<td>DARWIN</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Owner's Last Known Address</th>
<th>DEPT OF HOUSING AND COMMUNITY DEVELOPMENT, GPO BOX 4621, DARWIN NT, 0801</th>
</tr>
</thead>
<tbody>
<tr>
<td>Parcels in Valuation</td>
<td>Lot 01768 Town of Nightcliff</td>
</tr>
</tbody>
</table>
Valuation Improvements
17/07/1997 House Ground Level
19/01/1994 House
Improvement type (GC 20)
Yr built (1980)

Custodian - Property Purchasing (+61 8 8999 6886)
Acquisitions
(none found)

Custodian - Building Advisory Service (+61 8 8999 8965)
Building Control Areas
BBDAR001 - Building Control Area
DARWIN BUILDING AREA
Building Permits
(none found)
Visit the website http://www.nt.gov.au/building/

Custodian - Town Planning and Development Assessment Services (+61 8 8999 6046)
Planning Scheme Zones
SD (Single Dwelling)
Interim Development Control Orders
(none found)
Planning Notes
(none found)
Planning Applications
(none found)
Custodian - Power and Water Corporation (1800 245 092)
Meters on Parcel:
- Power Water - Electricity: 1
- Power Water - Water: 1
For account balances, contact the Power and Water Corporation.

Custodian - Pool Fencing Unit (+61 8 8924 3641)
Swimming Pool/Spa Status:
(none found)
For more information, contact the Pool Fencing Unit (+61 8 8924 3641).

Custodian - Mines and Energy (+61 8 8999 5322)
For information on possible Mineral Titles or Petroleum Titles, contact Mines and Energy or visit the website: http://strike.nt.gov.au/

Custodian - NT Environment Protection Authority (+61 8 8924 4218)
Results of site contamination assessment:
(none found)
For further information contact Environment Protection Authority or visit the website: https://ntepa.nt.gov.au/waste-pollution/contaminated-land

Custodian - Heritage Branch (+61 8 8999 5039)
Heritage Listing:
(none found)
For further information on heritage places contact Heritage Branch or visit the website: https://nt.gov.au/property/land/heritage-register-search-for-places-or-objects

Other Interests:
For account balances, contact Darwin City Council.
Hi Steven,

With regards to the “potential rezoning SD to MD” in your below table

I can confirm that no infrastructure upgrades are required for any of the proposed.

You will have to upgrade the water and sewer service and connection to the individual properties. Disconnection, Connection, water meter and application fees apply in addition to WASSEP. Our charges can be found here:

Cheers

Ian Jong
0439 845 768

From: Steven Conn [mailto:Steven.Conn@nt.gov.au]
Sent: Friday, 3 May 2019 4:10 PM
To: PWC, WaterDevelopment
Cc: Jong, Ian
Subject: Servicing/ upgrade requirements (water/ sewer)

Good afternoon,

As part of the urban public housing stimulus program, the Department of Housing is looking to rezone and/ or develop a number of sites to varying capacities and was hoping for some direction on what level of upgrade would be required on each site in terms of water/ sewer upgrades.

The sites and the proposals:
   - rezonings from SD to MD and subsequent development to MD capacity

Can someone from Power and Water please contact me to discuss specifics on what would be required for each site?

The sites in question are:
### Potential rezonings (from SD to MD)

<table>
<thead>
<tr>
<th>Site</th>
<th>Lot no.</th>
<th>Region</th>
<th>Zone</th>
<th>Area</th>
<th>Bedroom configuration</th>
<th>Lot status</th>
</tr>
</thead>
<tbody>
<tr>
<td>32 Challoner Circuit, Humpty Doo</td>
<td>1792</td>
<td>G. Darwin</td>
<td>SD</td>
<td>904</td>
<td>3 x 2 bedroom</td>
<td>Vacant/ trees</td>
</tr>
<tr>
<td>36 Challoner Circuit, Humpty Doo</td>
<td>1794</td>
<td>G. Darwin</td>
<td>SD</td>
<td>901</td>
<td>3 x 2 bedroom</td>
<td>Vacant/ trees</td>
</tr>
<tr>
<td>38 Challoner Circuit, Humpty Doo</td>
<td>1795</td>
<td>G. Darwin</td>
<td>SD</td>
<td>900</td>
<td>3 x 2 bedroom</td>
<td>Vacant/ trees</td>
</tr>
</tbody>
</table>
| 15 Francis Street, Milner     | 1788    | G. Darwin | SD   | 1240 | 2 x 1 bedroom  
|                               |         |        |      | 2 x 2 bedroom          | Vacant/ trees |
| 2 Casuarina Street, Katherine East | 2802  | Katherine | SD   | 805  | 8 x 2 bedroom          | Vacant/ trees |
| 4 Casuarina Street, Katherine East | 2801  | Katherine | SD   | 839  | Vacant/ trees          |            |
| 6 Casuarina Street, Katherine East | 2800  | Katherine | SD   | 828  | Vacant/ trees          |            |

Please feel free to call me on 8999 8830 if you require any additional information on this.

Regards,

Steven Conn  
Senior Project Officer  
Housing Programs and Support Services  
Department of Local Government, Housing and Community Development  
Northern Territory Government  
Floor 1, RCG House, 63-65 Smith St, Darwin City NT 0800  
GPO Box 4021, Darwin, NT 0801

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w www.dhcd.nt.gov.au

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With respect to the environment before printing this email.
Dear Steven,

RE: Lot 1768 Town of Nightcliff – 15 Francis Street Millner – Rezone from Single Dwelling (SD) to Multiple Dwellings (MD)

In response to your letter of the above proposal for development application purpose, Power and Water Corporation advises the following with reference to water and sewer enquiries:

**DISCLAIMER:** A re-zoning application will be required via the Development Consent Authority before this proposed development proceeds. Provision of this information does not preclude Power and Water from responding to the re-zoning application with additional detail or requirements.

1. Only a single water and sewer service is permitted for each proposed individual lot. All new services are constructed by the developer, at no cost to Power and Water.

2. Water supply to the lot shall be provided by the land developer of a size adequate to cater for the ultimate future water demand of the lot.

3. The Developer’s contractor is required to confirm the sewer connection is DN150 and upgrade as required to current PWC standard.

4. The developer must install the backflow prevention device at the water service. The backflow prevention device must be installed in accordance with the requirements of the AS/NZS 3500.1 – Plumbing and Drainage-Water Supply. It must be maintained in accordance with AS/NZS 2845.1 Water Supply. Contact BackflowPrevention.PWC@powerwater.com.au for all backflow prevention enquires.

5. Multi-metering is required for all new multiple residential dwelling developments that are to be unit-titled. Multi-metering is suitable for up to 12 units.

6. The existing sewerage easement within Lot 1768 is still required. Structures must not be located on or over a water supply or sewerage easement, or where no easement exists such as within a road reserve without obtaining the prior written approval of Power and Water.
7. All required works mentioned above must be at according to Power and Water's Connection Code and at the developer's expense. All standard and quoted charges, as well as contribution charges will be valid for a period of 6 months from date of letter issue. As required, Power and Water will reassess the charges for the development.

Power and Water advises that the Water and Sewer Services Development Section (aterdevelopment@powerwater.com.au) and Power Network Engineering Section (owerdevelopment@powerwater.com.au) must be contacted via email a minimum of 1 month prior to construction works commencing.

If you have any further queries, please contact the undersigned on 899 55882, or email waterdevelopment@powerwater.com.au

Yours sincerely

Sarah Hemopo
Services Development

15th May 2019
24 January 2017

Philip Jackson
Department of Housing & Community Development
Level 6, RCG Centre
47 Mitchell Street
Darwin, NT 0800

Dear Philip

Department of Housing and Community Development
Urban Public Housing Renewal - Maximum Demand Assessments

Further to your email request of 22 December 2016, we are pleased to provide the below maximum demand assessments of the potential DHCD redevelopment to assist with your PWC Negotiations.

**Project Summary**

We understand the project will comprise redevelopment of existing SD (Single Dwelling) zoned lots at various locations throughout the territory.

Two potential redevelopment options have been identified by DHCD and are summarised as follows:

**Option 1**

Demolition of the existing 3/4 bedroom dwelling located on the lot and construction of 2 smaller independent living units comprising:

- 1\times2 Bedroom Self Contained Unit
- 1\times1 Bedroom Self Contained Unit

**Option 2**

Retention of the existing 3/4 bedroom dwelling located on and construction of one additional 1 bedroom independent living unit.

We understand that DHCD intends to undertake redevelopments in the following urban regions:

- Darwin
- Katherine
- Tennant Creek
- Alice Springs

**Indicative Dwelling Floor Plan – 1 & 2 Bedroom Units**

The below floor plan is indicative and has been provided by the client for information only. We understand that the final layout will be site specific and developed in conjunction with the contractor.
Electrical Services Brief

The maximum demand calculations have been based on the below electrical services brief, as provided by the Department of Housing and Community Development on 22 December 2016 and 19 January 2017.

<table>
<thead>
<tr>
<th>Room</th>
<th>Existing Dwelling (3 Bedroom House)</th>
<th>Dwelling 1 (2 Bedroom Unit)</th>
<th>Dwelling 2 (1 Bedroom Unit)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Living</td>
<td>• 2 x Double GPO's</td>
<td>• 2 x Double GPO's</td>
<td>• 2 x Double GPO's</td>
</tr>
<tr>
<td></td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
</tr>
<tr>
<td>Dining</td>
<td>• 1 x Double GPO</td>
<td>• 1 x Double GPO</td>
<td>• 1 x Double GPO</td>
</tr>
<tr>
<td></td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
</tr>
<tr>
<td>Kitchen</td>
<td>• Free Standing Cooking Range</td>
<td>• Free Standing Cooking Range</td>
<td>• Free Standing Cooking Range</td>
</tr>
<tr>
<td></td>
<td>• Range Hood (1x GPO High Level)</td>
<td>• Range Hood (1x GPO High Level)</td>
<td>• Range Hood (1x GPO High Level)</td>
</tr>
<tr>
<td></td>
<td>• Refrigerator Single GPO</td>
<td>• Refrigerator Single GPO</td>
<td>• Refrigerator Single GPO</td>
</tr>
<tr>
<td></td>
<td>• 3 x Double SSO's to Kitchen Bench</td>
<td>• 3 x Double SSO's to Kitchen Bench</td>
<td>• 3 x Double SSO's to Kitchen Bench</td>
</tr>
<tr>
<td></td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
</tr>
<tr>
<td>Bathroom</td>
<td>• 1 x Double GPO</td>
<td>• 1 x Double GPO</td>
<td>• 1 x Double GPO</td>
</tr>
<tr>
<td></td>
<td>• Exhaust Fan or 3 in 1 Unit</td>
<td>• Exhaust Fan or 3 in 1 Unit</td>
<td>• Exhaust Fan or 3 in 1 Unit</td>
</tr>
<tr>
<td>Laundry</td>
<td>• 1 x Double GPO</td>
<td>• 1 x Double GPO</td>
<td>• 1 x Double GPO</td>
</tr>
<tr>
<td>Bedroom 1</td>
<td>• 2 x Double GPO's</td>
<td>• 2 x Double GPO's</td>
<td>• 2 x Double GPO's</td>
</tr>
<tr>
<td></td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
</tr>
<tr>
<td>Bedroom 2</td>
<td>• 2 x Double GPO's</td>
<td>• 2 x Double GPO's</td>
<td>Not Applicable</td>
</tr>
<tr>
<td></td>
<td>• 1 x Ceiling Fan</td>
<td>• 1 x Ceiling Fan</td>
<td></td>
</tr>
<tr>
<td>Bedroom 3</td>
<td>• 2 x Double GPO's</td>
<td>Not Applicable</td>
<td>Not Applicable</td>
</tr>
<tr>
<td></td>
<td>• 1 x Ceiling Fan</td>
<td></td>
<td></td>
</tr>
<tr>
<td>External</td>
<td>• 1 x Double GPO in the Carport</td>
<td>• 1 x Double GPO in the Carport</td>
<td>• 1 x Double GPO in the Carport</td>
</tr>
<tr>
<td>Lighting</td>
<td>• Up to 14 Lights throughout</td>
<td>• Up to 12 Lights throughout</td>
<td>• Up to 10 Lights throughout</td>
</tr>
<tr>
<td>Hot Water</td>
<td>• 300L Solar Hot Water Unit with 1 Shot Boost</td>
<td>• 180L Solar Hot Water Unit with 1 Shot Boost</td>
<td>• 180L Solar Hot Water Unit with 1 Shot Boost</td>
</tr>
<tr>
<td>Air Conditioning</td>
<td>• Not Provided by DHCD</td>
<td>• Not Provided by DHCD</td>
<td>• Not Provided by DHCD</td>
</tr>
</tbody>
</table>
## Calculated Maximum Demand

The Maximum Demand of each dwelling has been calculated in accordance AS3000:2007
(Amendment 2) Table C1 ‘Maximum Demand – Single and Multiple Domestic Electrical Installations’ for a ‘Single domestic electrical installation or individual living unit per phase’

### Table 2  Initial Maximum Demand Calculation

<table>
<thead>
<tr>
<th>Load Group</th>
<th>Demand Allowance</th>
<th>Existing Dwelling 3 Bedroom House</th>
<th>Dwelling 1 2 Bedroom Unit</th>
<th>Dwelling 2 1 Bedroom Unit</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lighting (not exceeding 1000W)</td>
<td>3A for 1 to 20 Points + 2A for each additional 20 Points or part thereof</td>
<td>14 Lights 6 Ceiling Fans 1 Bathroom Exhaust 1 Kitchen Range hood (22 Points total)</td>
<td>12 Lights 5 Ceiling Fans 1 Bathroom Exhaust 1 Kitchen Range hood (19 Points total)</td>
<td>10 Lights 4 Ceiling Fans 1 Bathroom Exhaust 1 Kitchen Range hood (16 Points total)</td>
</tr>
<tr>
<td>Socket Outlets (not exceeding 10A)</td>
<td>10A for 1 to 20 Points + 5A for each additional 20 Points or part thereof</td>
<td>31 Socket Outlets</td>
<td>27 Socket Outlets</td>
<td>21 Socket Outlets</td>
</tr>
<tr>
<td>Cooking Appliances</td>
<td>50% Connected Load</td>
<td>32A Socket Outlet</td>
<td>32A Socket Outlet</td>
<td>32A Socket Outlet</td>
</tr>
<tr>
<td>Fixed Space Heating or Air Conditioning</td>
<td>75% Connected Load</td>
<td>Not Provided by DHCD</td>
<td>Not Provided by DHCD</td>
<td>Not Provided by DHCD</td>
</tr>
<tr>
<td>Hot Water Heater</td>
<td>33% Connected Load</td>
<td>3.6kW Equipment Load *(1) (16.66 Amps)</td>
<td>3.6kW Equipment Load *(1) (16.66 Amps)</td>
<td>3.6kW Equipment Load *(1) (16.66 Amps)</td>
</tr>
<tr>
<td><strong>Calculated Maximum Demand</strong></td>
<td></td>
<td><strong>Existing Dwelling Demand 41.17A</strong></td>
<td><strong>Dwelling 1 Demand 39.17A</strong></td>
<td><strong>Dwelling 2 Demand 39.17A</strong></td>
</tr>
</tbody>
</table>

*(1) The Cooking Appliance Demand has been based on a standard free standing oven/cooktop unit with 32A Plug Type Connection equal to Westinghouse WLESS3WA. Where an alternative oven/cooktop is proposed the Demand Allowance should be revised to match the actual equipment selection.

*(2) The diversified ‘Instantaneous’ Water Heater demand has been utilised for the calculation due to the installation of the ‘One Shot’ boost controller. Where this controller is not installed, the full load current of the Water Heater should be included in the maximum demand calculation.

*(3) Hot Water Demand has been based on 180L Solar Hot Water System with 3.6kW Electrical Booster for the 1 & 2 Bedroom Dwellings & a 300L Solar Hot Water System with 3.6kW Electrical Booster for the 3 Bedroom Dwelling.
Other Considerations

Air Conditioning

Whilst it is noted within the Electrical Service Brief that DHCD will not be providing Air Conditioning, it is recommended that suitable allowances be included in the maximum demand calculation for future installation by the resident.

We suggest that a diversified allowance of 25A for the 3 Bedroom Dwelling, 20A for the 2 Bedroom Dwelling and 15A for the 1 Bedroom Dwelling (Based on an allowance of 100W/m²) be incorporated in the maximum demand calculation where it is anticipated that Air Conditioning may be required.

Larger Oven/Cooktop

Where a larger or higher power cooktop is proposed an additional (diversified) allowance of 10A per dwelling should be incorporated in the maximum demand calculation.

PWC ‘Basic Supply’ Allowances & Metering Arrangement

‘Basic Supply’ allowances for the different lot types are addressed within PWC NP020 ‘Guidelines for Developers of Subdivision and Electricity Infrastructure’

A SD (Single Dwelling) lot is provided with a 10kVA allowance.

A MD or Multiple Dwelling lot are provided with a 22kVA/m² allowance.

Some indicative MD demand allowances based common lot size are provided below

- 450m² = 10kVA
- 500m² = 11kVA
- 600m² = 13.2kVA
- 700m² = 15.4kVA
- 800m² = 17.6kVA
- 900m² = 19.8kVA
- 1000m² = 22kVA

It should be noted that existing / older lots may have lower demand allocations and PWC will confirm the existing supply allowance on a site by site basis.

The existing SD (Single Dwelling) lot will likely be provided with a Single Phase service and this will need to be upgraded to a 3 Phase service to enable the dwellings to be connected to different phases. The development will generally be connected via a multi metering arrangement similar to PWC Standard Drawing S11-2-7-37. PWC will confirm the required connection and metering arrangement on a site by site basis.
Maximum Demand Summary

Based on the above, the Calculated Maximum Demand for each of the potential redevelopment options is summarised as follows:

**Option 1 - Construction of 1x2 Bedroom Unit & 1x1 Bedroom Unit**

Table 3: Maximum Demand Summary - Redevelopment Option 1

<table>
<thead>
<tr>
<th>Demand Calculation</th>
<th>Phase 1(^{1}) (2 Bed Dwelling)</th>
<th>Phase 2(^{1}) (1 Bed Dwelling)</th>
<th>Phase 3(^{1})</th>
</tr>
</thead>
<tbody>
<tr>
<td>Option 1 Full Air Conditioning</td>
<td>59.17 Amps</td>
<td>54.17 Amps</td>
<td>0 Amps</td>
</tr>
<tr>
<td>Option 1 Master Bedroom Air Conditioning Only</td>
<td>44.17 Amps</td>
<td>44.17 Amps</td>
<td>0 Amps</td>
</tr>
<tr>
<td>Option 1 Without Air Conditioning</td>
<td>39.17 Amps</td>
<td>39.17 Amps</td>
<td>0 Amps</td>
</tr>
</tbody>
</table>

\(^{1}\)The phase numbering indicated above is arbitrary for the purposes of assessing the development. PWC will confirm the required connection arrangement (i.e. Phase 1 = Red, Phase 2 = White, Phase 3 = Blue) on a site by site basis.

**Option 2 - Retention of existing 3 Bedroom House & Construction of 1x1 Bedroom Unit**

Table 4: Maximum Demand Summary - Redevelopment Option 2

<table>
<thead>
<tr>
<th>Demand Calculation</th>
<th>Phase 1(^{1}) (3 Bed Dwelling)</th>
<th>Phase 2(^{1}) (1 Bed Dwelling)</th>
<th>Phase 3(^{1})</th>
</tr>
</thead>
<tbody>
<tr>
<td>Option 2 Full Air Conditioning</td>
<td>66.17 Amps</td>
<td>54.17 Amps</td>
<td>0 Amps</td>
</tr>
<tr>
<td>Option 2 Master Bedroom Air Conditioning Only</td>
<td>46.17 Amps</td>
<td>44.17 Amps</td>
<td>0 Amps</td>
</tr>
<tr>
<td>Option 2 Without Air Conditioning</td>
<td>41.17 Amps</td>
<td>39.17 Amps</td>
<td>0 Amps</td>
</tr>
</tbody>
</table>

\(^{1}\)The phase numbering indicated above is arbitrary for the purposes of assessing the development. PWC will confirm the required connection arrangement (i.e. Phase 1 = Red, Phase 2 = White, Phase 3 = Blue) on a site by site basis.

Trust the above is satisfactory.

Please don't hesitate to contact the undersigned with any queries.

Yours faithfully

Michael St Clair
Senior Engineer
michael.stclair@aecom.com

Mobile: +61 412 666 550
Direct Dial: +61 8 8942 6215
Direct Fax: +61 8 8942 6999

cc: Keith Wrennsah
Abigail Nok Aeon
Nadar Magas
Michael Ottocne
Wayne Wright
Deborah Pinard

---

Item 14.2 - Attachment 2  Page 75
Apply for public housing

Public housing wait times

Wait times for public housing vary depending on each applicant's circumstances.
They are affected by a number of factors such as:
- general demand for public housing
- number of approved priority applications
- availability and turnover of suitable homes in each location.

Below are the estimated wait times for public housing as of 31 December 2018.

<table>
<thead>
<tr>
<th>Region</th>
<th>1 bedroom</th>
<th>2 bedroom</th>
<th>3 bedroom</th>
</tr>
</thead>
<tbody>
<tr>
<td>Darwin/Casuarina</td>
<td>6 to 8 years</td>
<td>2 to 4 years</td>
<td>4 to 6 years</td>
</tr>
<tr>
<td>Palmerston</td>
<td>4 to 6 years</td>
<td>Less than 2 years</td>
<td>2 to 4 years</td>
</tr>
<tr>
<td>Alice Springs</td>
<td>4 to 6 years</td>
<td>4 to 6 years</td>
<td>4 to 6 years</td>
</tr>
<tr>
<td>Katherine</td>
<td>6 to 8 years*</td>
<td>4 to 6 years</td>
<td>4 to 6 years</td>
</tr>
<tr>
<td>Nhulunbuy</td>
<td>4 to 6 years</td>
<td>2 to 4 years</td>
<td>2 to 4 years</td>
</tr>
<tr>
<td>Tennant Creek</td>
<td>6 to 8 years</td>
<td>More than 8 years*</td>
<td>4 to 6 years</td>
</tr>
</tbody>
</table>

*Due to limited stock and turnover, median value cannot be applied.

Applications for public housing

If your application is successful, you will go on a wait list.
The wait list is produced in date order from when your application is received.
It includes general, priority and transfer applicants.

Below is the total number of current applications for urban public housing assistance as of 31 December 2018.
The number of priority applicants that account for this total is 1,277.

<table>
<thead>
<tr>
<th>Region</th>
<th>1 bedroom</th>
<th>2 bedroom</th>
<th>3+ bedroom</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Darwin/Casuarina</td>
<td>1231</td>
<td>229</td>
<td>249</td>
<td>1709</td>
</tr>
<tr>
<td>Palmerston</td>
<td>478</td>
<td>98</td>
<td>105</td>
<td>681</td>
</tr>
<tr>
<td>Alice Springs</td>
<td>473</td>
<td>291</td>
<td>343</td>
<td>1107</td>
</tr>
<tr>
<td>Katherine</td>
<td>249</td>
<td>81</td>
<td>97</td>
<td>427</td>
</tr>
<tr>
<td>Nhulunbuy</td>
<td>29</td>
<td>20</td>
<td>36</td>
<td>85</td>
</tr>
<tr>
<td>Tennant Creek</td>
<td>87</td>
<td>25</td>
<td>70</td>
<td>192</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Region</th>
<th>1 bedroom</th>
<th>2 bedroom</th>
<th>3+ bedroom</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total</td>
<td>2547</td>
<td>754</td>
<td>909</td>
<td>4201</td>
</tr>
</tbody>
</table>

**Public housing allocations**

Allocations from the wait list are dependent on the availability of housing stock, which is generally linked to the number of tenancies leaving public housing.

The number of urban public housing allocations from 1 January to 31 December 2018 is shown below.

<table>
<thead>
<tr>
<th>Region</th>
<th>1 bedroom</th>
<th>2 bedroom</th>
<th>3+ bedroom</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Darwin/ Casuarina</td>
<td>79</td>
<td>102</td>
<td>120</td>
<td>301</td>
</tr>
<tr>
<td>Palmerston</td>
<td>34</td>
<td>63</td>
<td>79</td>
<td>176</td>
</tr>
<tr>
<td>Alice Springs</td>
<td>40</td>
<td>36</td>
<td>37</td>
<td>113</td>
</tr>
<tr>
<td>Katherine</td>
<td>15</td>
<td>11</td>
<td>21</td>
<td>47</td>
</tr>
<tr>
<td>Nhulunbuy</td>
<td>2</td>
<td>3</td>
<td>5</td>
<td>5</td>
</tr>
<tr>
<td>Tennant Creek</td>
<td>4</td>
<td>7</td>
<td>11</td>
<td>22</td>
</tr>
<tr>
<td>Total</td>
<td>174</td>
<td>212</td>
<td>270</td>
<td>656</td>
</tr>
</tbody>
</table>

*This total includes 286 internal transfers and 420 new households from the wait list during this period.

Last updated: 07 February 2019

Share:  

14.3 CAROLS BY CANDLELIGHT SPONSORSHIP

COMMON NO.: 
Author: Manager Marketing and Communications 
Authoriser: General Manager Government Relations & External Affairs 
Attachments: 
1. 2019/20 Municipal Plan Appendix C - Sponsorship, grants and Operating Subsidies 
2. Letter of Request to Lord Mayor for additional sponsorship Carols by Candlelight 

SUMMARY
The purpose of this report is to present a request from Christmas in Darwin Association for additional sponsorship for 2019 Carols by Candlelight event, in exchange for City of Darwin naming rights for the event.

RECOMMENDATIONS
1. THAT the report be received and noted. 
2. THAT Council provide additional sponsorship of $10,000 for Carols by Candlelight 2019 in exchange for the sponsor benefit of naming rights of this event for City of Darwin.

KEY ISSUES
• A request to the Lord Mayor has been received from the Christmas in Darwin Association Inc. for additional sponsorship for the 2019 Carols by Candlelight event.

• The Association requests $10,000 additional sponsorship in exchange for the additional benefit of naming rights. The event this year would be named City of Darwin’s Carols by Candlelight.

• Naming rights is a significant sponsor benefit to Council for a free family friendly event at a City of Darwin venue – The Darwin Amphitheatre.

• There is a precedent for this in 2017 when Council responded to a request for additional support of $25,000 for Darwin Festival’s Teddy Bear’s Picnic in exchange for naming rights.

• This year Council approved sponsorship for Carols by Candlelight to be increased by from $18,000 to $20,000.

• Future consideration to moving Council’s support of Carols by Candlelight from a sponsorship to an operating subsidy for 2020 and beyond should be given as a long term association for both Carols by Candlelight and City of Darwin.

• The Carols by Candlelight event has been running for 43 years since 1975. An estimated 5,000 - 7,000 people attend this popular free family friendly event every year.

• There are available funds of $20,000 in the sponsorship contingency budget to cover this additional sponsorship.

BACKGROUND
As part of its consideration and adoption of the 2019/20 Budget, Council approved a budget for sponsorship proposals for the 2019/20 round.

To maintain the sponsorship program budget at $275,250 (the same level as the previous year) and taking into consideration existing commitments, the available budget to allocate totalled $60,250.

Christmas in Darwin Association had requested an increase from $18,000 to $41,535.
Council approved sponsorship for the Christmas in Darwin Association's Carols by Candlelight increase from $18,000 to $20,000.

The endorsed Sponsorships, Community Grants and Operating Subsidies 2019/20 from Municipal Plan and Budget 2019/20 is attached to this report at Attachment 1.

DISCUSSION

Budget for the Event
Christmas in Darwin Association (CIDA) advised Council that the cost of putting on the event this year is $70,000 cash plus in kind support. NT Government is providing $30,000 and there is various in-kind support from local businesses.

Since the 2019/20 Municipal Plan and Budget was endorsed, Council officers have worked with Christmas in Darwin Association to reduce event costs for the organisation (including offered storage space at no charge).

The shortfall for the event has reduced and the recent request for $10,000 additional support reflects this.

Precedent
There is a precedent for further consideration and additional sponsorship funding and naming rights benefits. In 2017 Council responded to a request for additional support of $25,000 for Darwin Festival’s Teddy Bear’s Picnic in exchange for naming rights.

DECISION NO.21\5335 (11/04/17)

THAT Council agree, in principle, to a one-off grant of $25,000 for the 2017 Teddy Bears’ Picnic, subject to a report to Council at the 1st Ordinary Council Meeting in May 2017 identifying the sources of funding.

Consideration of Carols by Candlelight becoming an operating subsidy in 2020/21.
Officers now recommend that Council give consideration to moving Council's support for Carols by Candlelight from a sponsorship to an operating subsidy arrangement as part of the 2020/2021 budget deliberations.

An operating subsidy is defined as: “a payment by Government, on behalf of the community, to a commercial entity for the provision of a good or service that would otherwise not be supplied, or would only be supplied at higher prices, had the supply of the good or service been assessed by the entity on purely commercial grounds.”

An operating subsidy may also be appropriate if this event is one that Council would potentially continue even if the Christmas in Darwin Association are no longer able to. (Council officers will prepare a projected budget for running this event and include this in the sponsorship and operating subsidy reports presented as part of the 2020/21 budget deliberations in April/May 2020.)

Many Council’s run their own Carols by Candlelight event with some (such as Cairns Regional Council) seeking external sponsorship for their Carols by Candlelight event.

The Christmas in Darwin Association receives funding from NT Government and is able to leverage significant community support to reduce the costs of putting on this event.

History of Support
Council has supported this event since Carols began in 1975. The sponsorship of Carols by Candlelight has increased over recent years from $10,000 prior to 2013 to $15,000 in 2014-2015 and $18,000 in 2016-2018.

STRATEGIC ENVIRONMENT
The issues addressed in this Report are in accordance with the following Goals/Strategies as outlined in the ‘Darwin 2030 – City for People. City of Colour’:

**Goal**
5 A Vibrant and Creative City

**Outcome**
5.2 By 2030, Darwin will be a more connected community and have pride in our cultural identity

**Key Strategies**
Error! No document variable supplied.

LEGISLATIVE/POLICY
This is in line with City of Darwin’s Policy No.065 – Sponsorship

**Definitions**
Sponsorship is defined as a commercial arrangement in which a sponsor provides a contribution in money or in kind, to support a service, event, facility or program in return for specified benefits. Sponsorship differs from grants programs, donations and operating subsidies.

**Responsibility / Application**
Sponsorships are to be approved by Council resolution, unless less than $10,000 in value and received out of the annual competitive round undertaken as part of Council’s annual budget process.

Sponsorships less than $10,000 in value and received outside of the competitive round annually will be determined by the Lord Mayor and Chief Executive Officer.

CONSULTATION
**Internal**
In preparing this report, the following City of Darwin officers were consulted:

- Manager Engagement and Events
- Community Events Producer
- Executive Manager Governance, Strategy and Performance

**External**
- Nil.

BUDGET/RESOURCE IMPLICATIONS
Sponsorship contingency budget has $20,000 available to support this additional sponsorship.

RISK
If Council does not support this request the Christmas in Darwin Association have advised that there is a risk that they will not have sufficient funding to run this event.
LEGAL
N/A

ARTS, CULTURE & ENVIRONMENT
This event is at the Darwin Amphitheatre. Christmas in Darwin Association has been advised on Council’s ban on single use plastics for events held on Council land.
Appendix C – Sponsorships, Community Grants and Operating Subsidies 2019/20

The City of Darwin is committed to supporting the Darwin community through the provision of direct funding through sponsorships, grants and operating subsidies. In addition to this direct funding, Council also provides in-kind support for community events throughout the year. The budgeted funding is outlined below:

<table>
<thead>
<tr>
<th>Organisation</th>
<th>Description</th>
<th>Agreement Expiry Date</th>
<th>Cash</th>
<th>In-Kind Support $</th>
<th>Total $</th>
</tr>
</thead>
<tbody>
<tr>
<td>Browns Mart Shimmer</td>
<td>Sponsorship</td>
<td>Jun 21</td>
<td>10,000</td>
<td></td>
<td>10,000</td>
</tr>
<tr>
<td>Carols by Candlelight</td>
<td>Sponsorship</td>
<td>Jun 22</td>
<td>20,000</td>
<td></td>
<td>20,000</td>
</tr>
<tr>
<td>CBD Activation Contingency</td>
<td>Operating Subsidy</td>
<td>Jun 20</td>
<td>50,000</td>
<td></td>
<td>50,000</td>
</tr>
<tr>
<td>City2Surf (Athletics NT)</td>
<td>Annual Grants Program</td>
<td>Jun 20</td>
<td>50,000</td>
<td></td>
<td>50,000</td>
</tr>
<tr>
<td>Community Environment Grants</td>
<td>Annual Grants Program</td>
<td>Jun 20</td>
<td>100,000</td>
<td></td>
<td>100,000</td>
</tr>
<tr>
<td>Community Grants</td>
<td>Annual Grants Program</td>
<td>Dec 31</td>
<td>50,000</td>
<td></td>
<td>50,000</td>
</tr>
<tr>
<td>Darwin Aboriginal Art Fair</td>
<td>Sponsorship</td>
<td>Dec 31</td>
<td>5,000</td>
<td></td>
<td>5,000</td>
</tr>
<tr>
<td>Darwin City Brass Band</td>
<td>Sponsorship</td>
<td>Dec 31</td>
<td>30,000</td>
<td></td>
<td>30,000</td>
</tr>
<tr>
<td>Darwin City Waterfront Retailers Association</td>
<td>Sponsorship</td>
<td>Dec 31</td>
<td>27,280</td>
<td>77,280</td>
<td>27,280</td>
</tr>
<tr>
<td>Darwin Entertainment Centre</td>
<td>Sponsorship</td>
<td>Jun 30</td>
<td>580,000</td>
<td></td>
<td>580,000</td>
</tr>
<tr>
<td>Darwin Festival</td>
<td>Sponsorship</td>
<td>Aug 22</td>
<td>150,000</td>
<td></td>
<td>150,000</td>
</tr>
<tr>
<td>Darwin Fringe Festival</td>
<td>Sponsorship</td>
<td>Jun 22</td>
<td>8,500</td>
<td></td>
<td>8,500</td>
</tr>
<tr>
<td>Darwin Naidoc Week</td>
<td>Sponsorship</td>
<td>Jun 22</td>
<td>10,000</td>
<td></td>
<td>10,000</td>
</tr>
</tbody>
</table>

For all activities, Council acknowledges the importance of supporting community initiatives that align with the City’s strategic priorities and contribute to the social, cultural, environmental and economic well-being of the Darwin community. Council is committed to ensuring that our support is allocated in a fair and transparent manner.
<table>
<thead>
<tr>
<th>Organisation</th>
<th>Description</th>
<th>Agreement Expiry Date</th>
<th>Cash</th>
<th>In-Kind Support</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Nightcliff Seabreeze</td>
<td>Sponsorship</td>
<td>May 21</td>
<td>25,000</td>
<td>8,000</td>
<td>33,000</td>
</tr>
<tr>
<td>Festival</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>PAWS Darwin</td>
<td>Operating Subsidy</td>
<td>Jun 20</td>
<td>30,000</td>
<td></td>
<td>30,000</td>
</tr>
<tr>
<td>RSPCA Darwin</td>
<td>Operating Subsidy</td>
<td>Jun 20</td>
<td>120,000</td>
<td></td>
<td>120,000</td>
</tr>
<tr>
<td>Surf Lifesaving NT</td>
<td>Operating Subsidy</td>
<td>Jun 20</td>
<td>30,000</td>
<td></td>
<td>30,000</td>
</tr>
<tr>
<td>The Beat Festival</td>
<td>Sponsorship</td>
<td>Sep 20</td>
<td>10,000</td>
<td></td>
<td>10,000</td>
</tr>
<tr>
<td>Tourism Top End</td>
<td>Operating Subsidy</td>
<td>Jun 20</td>
<td>100,000</td>
<td></td>
<td>100,000</td>
</tr>
<tr>
<td>Sponsorship Contingency</td>
<td></td>
<td></td>
<td>20,000</td>
<td></td>
<td>20,000</td>
</tr>
</tbody>
</table>

**Table 11: 2019/20 sponsorships, grants and operating subsidies**

**City of Darwin 2019/20 Municipal Plan: Darwin First**

Lord Mayor Kon Vatskalis  
By email lord.mayor@darwin.nt.gov.au

Dear Lord Mayor

The Carols by Candlelight event has been run by a dedicated group of volunteers since 1975 at the request of the then Mayor Ella Stack. Until recently each year the City has been the sole sponsor for CIDA to deliver the event. For the last 3 years the annual sponsorship has been $18,000.

During this period of time we have experienced a significant increase in the cost of running the event. We have engaged more sponsors such as the NT Government and Woolworths, and this year the City of Darwin sponsorship was increased to $20,000; however we are still unable to cover these increases.

After discussions with your staff I respectfully request that you consider for 2019 a request for an extra $10,000 to secure naming rights for this significant community event. And to enable this year’s event to proceed.

Yours Sincerely

Katrina Fong Lim AM  
Chairman  
Christmas in Darwin Association  
M:0488 008 810 E: gm@varietynt.org.au
15 RECEIVE & NOTE REPORTS

15.1 SCHOOL TREE PLANTING UPDATE - SEPTEMBER 2019

Common No.: 3984851
Author: General Manager Engineering and City Services
Authoriser: General Manager Engineering and City Services
Attachments: 1. Letter - Invitation to Participate in Proposed Cyclone Marcus Recovery Tree Planting Program

SUMMARY
The purpose of this report is to update Council on the progress of the Lord Mayor’s School Tree Planting offer.

RECOMMENDATIONS
1. THAT the report be received and noted.

KEY ISSUES
- 24 Darwin Primary and Middle Schools were initially written to by the Lord Mayor’s Office regarding the tree planting offer. Twelve responded expressing an interest in participating.
- On site meetings have been held with representatives of each responding school to discuss and identify any potential tree planting locations.
- The supply of trees per school is to a maximum value of $1,500, or 30 x 25 litre sized trees.
- One participating school, Karama Primary, has already undertaken a school and community planting morning to co-inside with National Science Day on 15 August 2019.
- The majority of participating schools indicate that they will be waiting until the beginning of the wet season to plant trees.

BACKGROUND
On the 11 February 2019, The Office of the Lord Mayor wrote to 24 Primary and Middle Schools within the Darwin municipality outlining a proposal for their schools to participate in a Council led, community wide tree replanting program that will run for many years in order to re-establish Darwin’s Urban Forest (Attachment 1).

DISCUSSION
Initial discussions and onsite visits began in June 2019, and those meetings were either with the Principal, Assistant Principal, Business Manager and sometimes groundsman of each school.

Schools were keen to participate in principle but were unclear as to the level of financial or resource input being offered by Council and required further clarity and detail. The initial Council offer put to the schools of tree supply only proved difficult for them as this ‘gifted asset’ was something they would have to try and find funding for and then maintain. Invariably they saw that Council’s offer needed to include the digging of holes and provision of irrigation infrastructure.

The Northern Territory Government Education Department has a range of factsheets pertaining to the types of trees and ideally the placement of trees on school land. The provision of trees by Council complies with these requirements.

Some of the schools have existing concept plans for their schools that have been produced either pre or post cyclone and to which provision of Council trees has tried to accommodate.
Each school undertakes a Tree Risk Inspection of its grounds every six months conducted through an NT Education Department appointed contract arborist. The report produced for each school outlines possible tree planting locations and species. This has also been used in provision of Council trees.

A further meeting with the Lord Mayor and General Manager Engineering and City Services clarified the level of input that would be offered to the schools, and an email was sent to schools seeking that they clarify their position on whether they still required trees based on supply only.

The current position of project delivery is as below:

**Project Delivery Table**

<table>
<thead>
<tr>
<th>SCHOOL</th>
<th>PROJECT DELIVERY DATE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Alawa Primary</td>
<td>Not yet replied to Councils request as to whether trees are still required.</td>
</tr>
<tr>
<td>Anula Primary</td>
<td>Planting date to be confirmed.</td>
</tr>
<tr>
<td>Stuart Park Primary</td>
<td>Decided that it did not require additional trees.</td>
</tr>
<tr>
<td>Malak Primary</td>
<td>Planting date closer to the wet season (October/November).</td>
</tr>
<tr>
<td>Wulagi Primary</td>
<td>Planting date to be confirmed.</td>
</tr>
<tr>
<td>Nakara Primary</td>
<td>Decided that it did not require additional shade trees, but expressed a desire for fruit trees for their school garden.</td>
</tr>
<tr>
<td>Karama Primary</td>
<td>21 trees planted on 15 August 2019.</td>
</tr>
<tr>
<td>Jingili Primary</td>
<td>Planting date to be confirmed.</td>
</tr>
<tr>
<td>Leanyer Primary</td>
<td>Not yet replied to Councils request as to whether trees are still required.</td>
</tr>
<tr>
<td>Manunda Primary and Pre-School</td>
<td>Not yet replied to Councils request as to whether trees are still required.</td>
</tr>
<tr>
<td>Wagaman Primary</td>
<td>Planting date closer to the wet season (October/November).</td>
</tr>
<tr>
<td>Nightcliff Primary</td>
<td>Planting date closer to the wet season (November).</td>
</tr>
</tbody>
</table>

**Funding**

In options put forward, a figure of $1,500 per school was proposed if only the trees were to be supplied. This equates to a maximum of 30 x 25 litre sized trees. Not all schools require or can accommodate this number. Funding for this project will come from the 2019/20 Tree Establishment Program.

**Maintenance**

As the trees are to be planted on school grounds, the respective school and Northern Territory Government will be responsible for all ongoing maintenance and responsibility.

**Community Planting Day**

Each school will arrange their planting day to suit their needs and Council representation will be part of that.

**CONSULTATION PROCESS**
In preparing this report, the following City of Darwin officers were consulted:

- General Manager Engineering and City Services
- Executive Manager Operations, Engineering and City Services
- Senior Technical Officer Parks and Reserves, Engineering and City Services

In preparing this report, the following external organisations were consulted:

- Alawa Primary School
- Anula Primary School
- Stuart Park Primary School
- Nightcliff Primary School
- Malak Primary School
- Wulagi Primary School
- Nakara Primary School
- Karama Primary School
- Jingili Primary School
- Leanyer Primary School
- Manunda Terrace Primary School
- Wagaman Primary School

**IMPLICATIONS**

**Policy Implications**

City of Darwin Policy No. 006 - Environment - General supports the objectives of this project whereby "Council aims to be a leader and champion of sustainability and environmental best practice."

The Tree Reestablishment Advisory Committee (TRAC) report also supports the promotion of suitable tree species being planted in the Darwin community.

**Budget and Resource Implications**

No funding was identified in the 2018/19 financial year. Funding for this project will be drawn from the 2019/20 Parks and Reserves Operational Budget 05/345005 Tree Establishment Program. $20,000 is an estimate for project delivery, although additional schools may still decide to take up the offer.

**Risk/Legal/Legislative Implications**

Utilising school children and any community members to plant trees within the road reserve was assessed as a high risk and not considered further.

**Environmental Implications**

Very positive outcomes by providing:

- Shading and cooling to the youngest members of our community in an environment where they spend a great deal of time;
- Carbon sequestration contributing to the objectives of the City of Darwin’s Climate Change Action Plan 2011-2020;
- Expanding and diversifying Darwin’s urban forest and contributing to wildlife habitat.
11 February 2019

Principal
Henbury Special School
11 Henbury Avenue
TIWI NT 0810

Dear Principal,

Re: Invitation to participate in proposed Cyclone Marcus recovery tree planting program

Cyclone Marcus was the most significant weather event to affect our City since Cyclone Tracy and while our hard infrastructure had limited damage, we lost a huge amount of trees. In fact, over 10,000 trees were destroyed, wiping out over 40 years of our city's tree growth and foliage in a single afternoon. It has been devastating to see the effect this has had on our city and I now ask for your school's help in the recovery process.

As your Lord Mayor I have a vision for our city, a city of colourful, tropical, flowering plants that beautify our suburbs and create a city that truly reflects the Capital of North Australia and I want your school to be a partner in this vision.

To achieve this vision, the City of Darwin is inviting your school to participate in our proposed Cyclone Marcus recovery tree planting program, where Council will lead the provision of trees and partner with the private sector to support our restoration efforts. This program will take a number of years to deliver with the ultimate goal of returning the 10,000 trees lost, but we will start now and start quickly with up to 5000 trees planned to be planted by the end of this year.

Our proposed planting program for School's will consist of Council providing plants at various levels of growth from seedlings to semi mature trees. It is proposed that your school will nurture these plants and assist in identifying areas in need of planting in and around your local school community. Council staff will then work with your school on a community tree planting day within your school grounds, adjacent parks and streets.

2/..

Civic Centre Harry Chan Ave Darwin NT 0800
GPO Box 84 Darwin NT 0801
Lord Mayor’s Office Darwin
I believe this is an exciting proposal that is aimed at beautifying our city and bringing our community together at a time we need it the most.

Please contact my Chief Executive Officer Scott Waters directly, either by telephone 8930 0505 or s.waters@darwin.nt.gov.au if your school would accept our invitation and we will develop our program further.

Yours sincerely

THE HON. KON VATSKALIS
LORD MAYOR
<table>
<thead>
<tr>
<th>Principal</th>
<th>School</th>
<th>Address 1</th>
<th>Address 2</th>
</tr>
</thead>
<tbody>
<tr>
<td>Principal</td>
<td>St Mary's Catholic Primary School</td>
<td>3 Lindsay Street</td>
<td>DARWIN</td>
</tr>
<tr>
<td>Principal</td>
<td>Larrakeyah Primary School</td>
<td>3 Packard Street</td>
<td>LARRAKEYAH</td>
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<tr>
<td>Principal</td>
<td>Stuart Park Primary School</td>
<td>Nudil Street</td>
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<td>Principal</td>
<td>Parap Primary School</td>
<td>Urquhart Street</td>
<td>PARAP</td>
</tr>
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<td>Principal</td>
<td>Ludmilla Primary School</td>
<td>Narrows Road</td>
<td>LUDMILLA</td>
</tr>
<tr>
<td>Principal</td>
<td>Alawa Primary School</td>
<td>27 Pett Street</td>
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</tr>
<tr>
<td>Principal</td>
<td>Saint Paul's Catholic Primary School</td>
<td>20 Cummins Street</td>
<td>RAPID CREEK</td>
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<tr>
<td>Principal</td>
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<td>Sahine Road</td>
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</tr>
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<td>Principal</td>
<td>Nightcliff Primary School</td>
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<td>Principal</td>
<td>Holy Spirit Catholic Primary School</td>
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<tr>
<td>Principal</td>
<td>Anula Primary School</td>
<td>73 Yanyula Drive</td>
<td>ANULA</td>
</tr>
<tr>
<td>Principal</td>
<td>Moll Primary School</td>
<td>37 Lanyon Terrace</td>
<td>MOIL</td>
</tr>
<tr>
<td>Principal</td>
<td>Malak Primary School</td>
<td>45 Malak Crescent</td>
<td>MALAK</td>
</tr>
<tr>
<td>Principal</td>
<td>Wulagi Primary School</td>
<td>Brolga Street</td>
<td>WULAGI</td>
</tr>
<tr>
<td>Principal</td>
<td>Nakara Primary School</td>
<td>52 Goodman Street</td>
<td>NAKARA</td>
</tr>
<tr>
<td>Principal</td>
<td>Karama Primary School</td>
<td>37 Livistona Road</td>
<td>KARAMA</td>
</tr>
<tr>
<td>Principal</td>
<td>Jingili Primary School</td>
<td>17 Rindberg Street</td>
<td>JINGILI</td>
</tr>
<tr>
<td>Principal</td>
<td>Leanyer Primary School</td>
<td>114 Leanyer Drive</td>
<td>LEANYER</td>
</tr>
<tr>
<td>Principal</td>
<td>Milkwood Steiner School</td>
<td>107 Boulter Road</td>
<td>BERRIMAH</td>
</tr>
<tr>
<td>Principal</td>
<td>Wanguri Primary School</td>
<td>46 Gsell Street</td>
<td>WANGURI</td>
</tr>
<tr>
<td>Principal</td>
<td>Manunda Terrace Primary School</td>
<td>31 Manunda Terrace</td>
<td>KARAMA</td>
</tr>
<tr>
<td>Principal</td>
<td>Wagaman Primary School</td>
<td>35 Wagaman Terrace</td>
<td>WAGAMAN</td>
</tr>
<tr>
<td>Principal</td>
<td>Henbury Special School</td>
<td>11 Henbury Avenue</td>
<td>TIWI</td>
</tr>
<tr>
<td>Principal</td>
<td>Nemarluk Special School</td>
<td>30 Styles Street</td>
<td>ALAWA</td>
</tr>
</tbody>
</table>
16 REPORTS OF REPRESENTATIVES

17 QUESTIONS BY MEMBERS

18 GENERAL BUSINESS

19 DATE, TIME AND PLACE OF NEXT ORDINARY COUNCIL MEETING

20 CLOSURE OF MEETING TO THE PUBLIC

RECOMMENDATIONS

That Council considers the confidential report(s) listed below in a meeting closed to the public in accordance with Section 65(2) of the Local Government Act:

26.1 AFLNT Proposal for Change Facilities - Gardens and Nightcliff Ovals

This matter is considered to be confidential under Section 65(2) - 8(c)(i) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if publicly disclosed, be likely to cause commercial prejudice to, or confer an unfair commercial advantage on any person.

26.2 Garden's Amphitheatre Management Agreement

This matter is considered to be confidential under Section 65(2) - 8(c)(iv) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if publicly disclosed, be likely to prejudice the interests of council or some other person.

26.3 Authorisation Debt Write Off

This matter is considered to be confidential under Section 65(2) - 8(c)(i) and 8(d) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if publicly disclosed, be likely to cause commercial prejudice to, or confer an unfair commercial advantage on any person and information subject to an obligation of confidentiality at law, or in equity.

26.4 Elected Member and MLA Interactions and Requests Process

This matter is considered to be confidential under Section 65(2) - 8(c)(iv) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if publicly disclosed, be likely to prejudice the interests of council or some other person.

21 ADJOURNMENT OF MEETING AND MEDIA LIAISON
MINUTES

Ordinary Council Meeting
Tuesday, 27 August 2019
MINUTES OF CITY OF DARWIN
ORDINARY COUNCIL MEETING
HELD AT THE COUNCIL CHAMBERS, LEVEL 1, CIVIC CENTRE, HARRY CHAN AVENUE, DARWIN
ON TUESDAY, 27 AUGUST 2019 AT 5:30PM

PRESENT: Lord Mayor Kon Vatskalis, Alderman Andrew Arthur, Alderman Jimmy Bouhorys, Alderman Sherry Cullen, Alderman Justine Glover, Alderman Gary Haslett, Alderman Robin Knox, Alderman Simon Niblock, Alderman Mick Palmer, Alderman Peter Pangquee, Alderman Rebecca Want de Rowe, Alderman Emma Young

OFFICERS: Scott Waters (Chief Executive Officer), Cindy Robson (Acting General Manager Innovation Growth & Development Services), Polly Banks (General Manager Community & Regulatory Services), Chris Potter (General Manager Corporate and Procurement Services), Melissa Reiter (General Manager Government Relations & External Affairs), Ron Grinsell (General Manager Engineering & City Services), Alexandra Vereker (Executive Manager Human Resources & Safety), Shenagh Gamble (Executive Manager Environment and Community), Liam Carroll (Manager Economic Development, Tourism & International Relations), Vanessa Green (Executive Manager Governance, Strategy & Performance), Cherry Cai (Manager International Business Relations), Drosso Lelekis (Manager Design, Development & Projects), Sheree Jeeves (Manager Engagement & Participation), Jarrad Crawley (Asset & Public Lighting Coordinator), Clare Beacham (Recreation & Leisure Coordinator), Robyn Higgins (Arts & Cultural Development Coordinator), Josie Matthiessen (Research & Project Coordinator), Tess Cooper (Regulatory Operations Supervisor), Nathan Lewis (Senior Project Officer Capital Works), Jane de Gault (Media & Communications Advisor) Angie Heriot (Animal Education Officer), Shelley Cook (Acting Alderman Liaison Officer)

APOLOGY: Alderman George Lambrinidis

MEDIA: Will Zwar (NT News), Kate Ashton (ABC)

WEBCASTING DISCLAIMER
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1 ACKNOWLEDGEMENT OF COUNTRY

2 THE LORD’S PRAYER

3 MEETING DECLARED OPEN

The Chair declared the meeting open at 5.32 pm.

4 APOLOGIES AND LEAVE OF ABSENCE

4.1 Apologies

Nil

4.2 Leave of Absence Granted

RESOLUTION ORD340/19

Moved: Alderman Justine Glover
Seconded: Alderman Peter Pangquee

That leave of absence from Alderman George Lambrinidis be received and accepted.

CARRIED 12/0

4.3 LEAVE OF ABSENCE REQUESTED

RESOLUTION ORD341/19

Moved: Alderman Justine Glover
Seconded: Alderman Peter Pangquee

A. THAT a Leave of Absence be granted for Alderman Mick Palmer 22 to 28 September 2019 for the period

B. THAT a Leave of Absence be granted for Alderman Robin Knox 26 September to 14 October 2019 for the period

C. THAT a Leave of Absence be granted for Alderman Rebecca Want de Rowe 5 to 8 September 2019 for the period

D. THAT a Leave of Absence be granted for Alderman Sherry Cullen 29 August to 12 November 2019 for the period

CARRIED 12/0
5 ELECTRONIC MEETING ATTENDANCE

5.1 Electronic Meeting Attendance Granted
Nil

5.2 Electronic Meeting Attendance Requested

5.2 ELECTRONIC MEETING ATTENDANCE REQUEST

RESOLUTION ORD342/19
Moved: Alderman Rebecca Want de Rowe
Seconded: Alderman Jimmy Bouhoris

THAT Council note that pursuant to Section 61 (4) of the Local Government Act and Decision No. 21\0009 – 15/04/12, the following members request Electronic Meeting Attendance:

E. Alderman Sherry Cullen to attend all Council and Committee Meetings for the period of 29 August to 12 November 2019.

F. Alderman Robin Knox to attend all Council and Committee Meetings for the period of 26 September to 14 October 2019.

CARRIED 12/0

6 DECLARATION OF INTEREST OF MEMBERS AND STAFF

6.1 Declaration of Interest by Members
Nil

6.2 Declaration of Interest by Staff
Nil

7 CONFIRMATION OF PREVIOUS MINUTES

RESOLUTION ORD343/19
Moved: Alderman Robin Knox
Seconded: Alderman Gary Haslett

That the minutes of the Ordinary Ordinary Council Meeting held on 13 August 2019 be confirmed.

CARRIED 12/0

8 MOVING OF CONFIDENTIAL ITEMS
Nil

9 MATTERS OF PUBLIC IMPORTANCE / LORD MAYORAL MINUTE
Nil
10 PUBLIC QUESTION TIME

10.1 PUBLIC QUESTION

RESOLUTION ORD344/19
Moved: Alderman Rebecca Want de Rowe
Seconded: Alderman Justine Glover

THAT the following Public Questions and responses as tabled from Mr Laurie Defrenne regarding the Animal Management By-Laws, Waste Management and pollution control Act NT and the Elected Members Code of Conduct be received and noted.

Question 1 – Concerning By-Law 71 only - What are the needs of the complainant?
Response:
The complainant must have reason to believe that a dog is habitually at large or persistently barks or makes noise to such a degree or extent that it unreasonably interferes with the peace, comfort or convenience of a person in another premises, or chases or runs at a person or animal without cause or is offensive or endangers the health of a person or animal, or causes damage to anything outside the premises where the dog is usually kept.

Question 2 – Concerning By-Law 71 only - What are the needs of the animal owner?
Response:
To take steps to prevent any of the above occurring, or abide by a notice issued by an Authorised Officer under Section (2) to ensure any of the above does not continue to occur.

Question 3 – Concerning By-Law 71 only - What are the requirements of the By-Laws?
Response:
The main aim of this By-Law is to enable Authorised Officers to place legislated requirements on person in care and control of a dog to prevent nuisance behaviours.

Question 4 – Concerning By-Law 71 only - How do council officers balance, the needs of the complainant, the needs of the animal owner and the requirements of the By-Laws?
Response:
As Authorised Officers are able to apply discretion and aim to achieve voluntary compliance, all regulatory and enforcement decisions are undertaken in consideration of a number of factors including, but not limited to:

- Legislated requirements
- Risk of issue
- Hardship
- Public interest
- Resource availability and allocation

Question 5 – Which By-Law(s) includes which of the following as criteria in determining as to whether or not an animal/owner has committed a By-Law 71 offence,

a. The needs of the complainant
b. The needs of the animal owner
c. The requirements of the By-Laws
d. The balancing of, the needs of the complainant, the needs of the animal
owner and the requirements of the By-Laws?

Response:
Regulation of all By-Laws include thorough assessment of the complainants accusation and the suspects actions and situation to achieve an outcome that meets the needs of the complainant, achieves future voluntary compliance by the offender and benefits the community as a whole.

Question 6 – How, specifically for each dot point in extract 3.4.1 from the Animal Management - General Policy No 001, does the noise of barking dogs mean for each dot point it is not a cause of "environmental harm" including "environmental nuisance" (as defined in the Waste Management and Pollution Control Act NT), with particular emphasis on the well-being of humans?

Response:
The Animal Management – General Policy No. 001 provides a clear framework for the assessment of barking, however, these indicators are not exhaustive. In a similar way that the WMPC Act is applied, Investigating Officers will consider additional factors, such as impact on well-being and effect on amenity, in their enforcement recommendation.

Question 7 – With reference to all the extracts shown above, why do Elected Members believe the extract from the Animal Management - General Policy No 001 meets the requirements of the following Elected Members Code of Conduct? - A member must act in what the member genuinely believes to be the best interests of the municipality or shire. In particular, a member must seek to ensure that the member's decisions and actions are based on an honest, reasonable, and properly informed judgment about what will best advance the best interests of the municipality or shire.

Response:
Animal Management – General Policy No. 001, Paragraph 3.4.1 has provided for a number of situations in which a dog barking to an excess is considered acceptable, in-keeping with the interests of dog owners. By quantifying what is considered nuisance barking, a clear and consistent message is communicated to the public. This allows for transparent and equitable regulatory processes and decisions.

CARRIED 12/0

11 PETITIONS
Nil

12 DEPUTATIONS AND BRIEFINGS
Nil
13 NOTICES OF MOTION

13.1 NOTICE OF MOTION – CAT CONTAINMENT POLICY

Defence Housing Authority are proposing to develop the bushland adjacent to Casuarina Coastal Reserve. The Reserve is home to many mammals, native birds, reptiles and amphibians. The endangered Black-footed Tree-rat has been recorded in the area. The Floodplain monitor, ground-dwelling native birds and frogs also inhabit the area. Several endangered species of migratory birds commonly roost close to the coastline at the mouth of Sandy Creek which will be beside the new residential development. Defence Housing Authority has proposed a long list of measures to mitigate the risks to the environment in their Master-plan and a Cat Containment Policy would support these measures.

Radio tracking of domestic cats has shown they often roam kilometres from their base. Council by-laws require all cats in the municipality to be registered and not to leave the owner’s property unless under effective control (eg caged or on lead). Clause 67 (1)

Without a Cat Containment Policy it is difficult for Council to enforce these By-Laws. The development of new suburbs provides the opportunity for public education of the application of a Cat Containment Policy and for Council to apply the Policy from the establishment of the new suburbs.

The Policy would serve to clarify the public’s understanding of containment methods.

RESOLUTION ORD345/19

Moved: Alderman Robin Knox
Seconded: Alderman Jimmy Bouhoris

1. THAT Council write a Cat Containment Policy to support Council’s animal management By-Laws
2. THAT Council apply the Cat Containment Policy to any new future developments along Lee Point Road
3. THAT the Cat Containment Policy be well publicised to prospective residents of the new suburbs developed along Lee Point Road
4. THAT the Cat Containment Policy report be bought back to Council in September 2019.

CARRIED 11/1
14 OFFICERS REPORTS

14.1 REVIEW OF POLICY NO.065 SPONSORSHIP

SUMMARY
The purpose of this report is to present a review of Policy No.065 – Sponsorship

RESOLUTION ORD346/19
Moved: Alderman Andrew Arthur
Seconded: Alderman Want de Rowe
1. THAT the report be received and noted.
2. THAT Council adopt the Final Policy No.065 - Sponsorship

CARRIED 12/0

14.2 GARDENS PARK LAKE REHABILITATION WORKS

SUMMARY
The purpose of this report is to update Council on the proposed actions to manage silting and amenity within the Gardens Park Golf Links Lake.

MOTION
Moved: Alderman Emma Young
Seconded: Alderman Justine Glover
1. THAT the report be received and noted.
2. THAT the rehabilitation works to Gardens Park Lake be identified as a project within Council's Long-Term Financial Plan.
3. THAT the previously allocated funding of $500K is held in the Asset Refurbishment Reserve until such time as additional funding can be identified through Council's Long-Term Financial Plan to complete the works.
AMENDMENT
Moved: Alderman Simon Niblock
Seconded: Alderman Sherry Cullen
4. That a further report outlining other options, costs and returns (business case) to address this issue including but not limited to filling in the lake.

CARRIED 9/3

SUBSTANTIVE MOTION
Moved: Alderman Simon Niblock
Seconded: Alderman Sherry Cullen
1. THAT the report be received and noted.
2. THAT the rehabilitation works to Gardens Park Lake be identified as a project within Council's Long-Term Financial Plan.
3. THAT the previously allocated funding of $500K is held in the Asset Refurbishment Reserve until such time as additional funding can be identified through Council's Long-Term Financial Plan to complete the works.
4. That a further report outlining other options, costs and returns (business case) to address this issue including but not limited to filling in the lake.

CARRIED 11/1

14.3 DARWIN VELODROME PRECINCT CONSULTATION OUTCOMES

SUMMARY
The purpose of this report is to present the community consultation findings regarding the proposal from Cycling NT and Triathlon NT to develop a Velodrome Precinct.

RESOLUTION ORD347/19
Moved: Alderman Jimmy Bouhoris
Seconded: Alderman Mick Palmer
1. THAT the report titled Darwin Velodrome Precinct Consultation Outcomes be received and noted.
2. THAT the Community Consultation Report - Velodrome Precinct Proposal at Attachment 1 to report titled Darwin Velodrome Precinct Consultation Outcomes be provided to Department of Infrastructure, Planning and Logistics, Northern Territory Government for consideration in the development of the Velodrome Project.

CARRIED 12/0
14.4 CAT MANAGEMENT APPROACH- LEE POINT

SUMMARY

The purpose of this report is to present Council with the consultation outcomes regarding cat management at Lee Point and seek Council endorsement of a proposed cat monitoring program in the area.

RESOLUTION ORD348/19

Moved: Alderman Sherry Cullen
Seconded: Alderman Robin Knox

1. THAT this report be received and noted.
2. THAT Council implements a cat camera trapping program in collaboration with Defence Housing Authority (DHA), the Department of Environment and Natural Resources (DENR) and the community, to ascertain cat population numbers and categorise the issue in Lee Point and surrounding areas.
3. THAT Council develop a cat management plan for Lee Point and surrounding areas based on the findings from the cat camera trapping program.

CARRIED 12/0

Alderman Gary Haslett departed the meeting at 6:24 pm.

Alderman Gary Haslett re-joined the meeting at 6:27 pm.

14.5 PROPOSED PLANNING SCHEME AMENDMENT PA2019/0053 - CLAUSE 1.3 (EXCEPTIONS) EXEMPTIONS FOR OUTDOOR DINING & SUBLEASING OF CAR PARKING SPACES

SUMMARY

The purpose of this report is to refer to Council for comment. Pursuant to Section 19 of the Planning Act, the following development application: Planning Scheme Amendment PA2019/0053 - Clause 1.3 (Exceptions) exemptions for outdoor dining & subleasing of car parking spaces.

MOTION

Moved: Alderman Simon Niblock
Seconded: Alderman Sherry Cullen

1. THAT the report be received and noted.
2. THAT Council endorse the submission to the Director Lands and Planning, Department of Infrastructure, Planning and Logistics within Attachment 1 to Report entitled: Proposed Planning Scheme Amendment PA2019/0053 - Clause 1.3 (Exceptions) Exemptions for Outdoor Dining & Subleasing of Car Parking Spaces, which supports the proposal.
AMENDMENT
Moved:  Alderman Simon Niblock
Seconded:  Alderman Sherry Cullen
3.  That Council request a report from the Department of Infrastructure, Planning and Logistics on results and findings on audits of car parking.
CARRIED 12/0

SUBSTANTIVE MOTION
Moved:  Alderman Simon Niblock
Seconded:  Alderman Sherry Cullen
1.  THAT the report be received and noted.
2.  THAT Council endorse the submission to the Director Lands and Planning, Department of Infrastructure, Planning and Logistics within Attachment 1 to Report entitled: Proposed Planning Scheme Amendment PA2019/0053 - Clause 1.3 (Exceptions) Exemptions for Outdoor Dining & Subleasing of Car Parking Spaces, which supports the proposal.
3.  THAT Council request a report from the Department of Infrastructure, Planning and Logistics on results & findings on audits of car parking.
CARRIED 12/0

14.6  CONCEPT BRIEF: THRIVE PUBLIC ART PROJECTS 2019-2023

SUMMARY
The purpose of this report is to seek Council endorsement of the Concept Brief: THRIVE Public Art Projects 2019-2023

RESOLUTION ORD349/19
Moved:  Alderman Mick Palmer
Seconded:  Alderman Emma Young
1.  THAT the report be received and noted.
2.  THAT Council endorse the overarching theme, scope, and scale of public art planned for 2019-2023 as outlined in Attachment 1 and Attachment 2.
CARRIED 12/0

Alderman Jimmy Bouhoris departed the meeting at 6:34 pm.

Alderman Jimmy Bouhoris re-joined the meeting at 6:38 pm.
14.7 DARWIN STREET ART FESTIVAL - PROPOSAL FOR WEST LANE

SUMMARY
The purpose of this report is to seek Elected Members approval for a City of Darwin-owned wall to be included as a mural site within the Darwin Street Art Festival and ongoing support for operational approval for future street art proposals.

RESOLUTION ORD350/19
Moved: Alderman Robin Knox
Seconded: Alderman Emma Young
1. THAT the report be received and noted.
2. THAT Council approve the use of West Lane Car Park for the Darwin Street Art Festival as per the proposal provided in Attachment 1
3. THAT Council agrees that all future street art proposals be approved operationally, subject to appropriate style and content as decided by the General Manager Community and Regulatory Services.
4. THAT the document tabled by Alderman Robin Knox entitled ‘The Effects of Mural Painting on Solar Absorption (Heat Gain) of Buildings in Darwin’ be received and noted

CARRIED 12/0

14.8 RECONCILIATION ACTION PLAN - PROJECT MANAGEMENT PLAN

SUMMARY

RESOLUTION ORD351/19
Moved: Alderman Justine Glover
Seconded: Alderman Peter Pangquee
1. THAT the report be received and noted.

CARRIED 12/0
14.9 CLOSURE OF PROBLEM WALKWAYS ON VANDERLIN DRIVE, KARAMA

SUMMARY

The purpose of this report is to seek Council approval to permanently close four walkways in Karama and where technically feasible, pursue the sale of these walkways.

RESOLUTION ORD352/19

LAY ON TABLE

Moved: Alderman Robin Knox
Seconded: Alderman Justine Glover

That this item lay on the table and be referred to the 2nd Ord September 2019 to undertake community consultation.

CARRIED 12/0

MOTION

Moved: Alderman Rebecca Want de Rowe
Seconded: Alderman Mick Palmer

1. THAT the report be received and noted.

2. THAT Council approve in principle the closure of the walkways in Karama that exit directly onto Vanderlin Drive: Brazil Crescent (Walkway 206), Wearing Crescent (Walkway 205), Milkwood Circuit (Walkway 202) and Mistletoe Circuit (Walkway 188) in Karama and the sale of the land subject to compliance with the Local Government (Road Opening and Closing) Regulations and the satisfactory resolution of all issues associated with that compliance and that the sale be subject to:

   a) The owners of 39 and 41 Mistletoe Circuit, 29 and 31 Milkwood Circuit, 45 and 47 Wearing Crescent and 38 and 40 Brazil Circuit being approached to ascertain if they are interested in the purchasing the land.

   b) A minimum sale price determined by the Chief Executive Officer and the land being sold to the highest bidder of the two adjacent property owners of each walkway, if both are interested.

   c) The land being consolidated into the purchaser’s Lot after the closure of the road reserve.

   d) An easement being established over the entirety of the land in favour of any parties that have service infrastructure within the respective walkways.

   e) All costs associated with the sale of the land, including but not limited to, advertising, survey plans, Local Government road closure process, legal and other associated fees be borne by the proponent.

3. THAT the Council pursuant to Section 32 (2) of the Local Government Act hereby delegates to the Chief Executive Officer the power to finalise the sale and terms and conditions of the contract of sale and associated road closure in accordance with this report entitled Closure of Problem Walkways in Karama.

4. THAT Council approve the affixing of the common seal to all associated documentation for the closure and sale of road reserve adjacent to 39 and 41 Mistletoe Circuit, 29 and 31 Milkwood Circuit, 45 and 47 Wearing Crescent and 38 and 40 Brazil Circuit and that all documentation be attested by the signatures of the Lord Mayor and Chief Executive Officer.

5. THAT if there is no interest in any of the walkways, or part thereof, that they remain permanently closed.
14.10 PUBLIC CHARGING STATIONS FOR ELECTRIC VEHICLES

SUMMARY
The purpose of this report is to provide information to Council into the possible installation and locations of electric motor vehicle charging stations in the city.

RESOLUTION ORD353/19
Moved: Alderman Rebecca Want de Rowe
Seconded: Alderman Emma Young
1. THAT the report be received and noted.
2. That Council continue to monitor the demand for electric motor vehicle charging stations and reassess the installation of further charging station in the city in 12 months.

CARRIED 12/0

14.11 MOVEMENT STRATEGY

SUMMARY
The purpose of this report is to provide options and costings for a Movement Strategy to be prepared for the City of Darwin.

RESOLUTION ORD354/19
Moved: Alderman Mick Palmer
Seconded: Alderman Gary Haslett
1. THAT the report be received and noted.
2. That Council endorse a 1st quarter budget variation in the 2019/2020 budget year for $180,000 for the preparation of a Movement Strategy for the City of Darwin.
3. That Council write to the Northern Territory Government, seeking their support in co-funding and collaborating on the Movement Strategy.
4. That Council approve overseas travel for one staff member and one elected member to attend the ITS World Congress in Singapore, to be held in October 2019.

CARRIED 12/0

Elected Members are invited to submit written expressions of interest for attendance at this conference as professional development to Alderman Support by Friday, 6 September 2019.
15 RECEIVE & NOTE REPORTS

15.1 ARTS AND CULTURAL DEVELOPMENT ADVISORY COMMITTEE MEETING MINUTES 30 JULY 2019

SUMMARY

The purpose of this report is to present the minutes of the Arts and Cultural Development Advisory Committee meeting held on 30 July 2019 and notify council of the committee’s recommendations.

RESOLUTION ORD355/19

Moved: Alderman Mick Palmer
Seconded: Alderman Emma Young

1. THAT the report be received and noted.
2. THAT the recommendation of the committee to endorse the THRIVE Public Art Concept Brief be received and noted.

CARRIED 12/0

15.2 MUNICIPAL PLAN 2019/20 - MONTHLY PERFORMANCE REPORT JULY 2019

SUMMARY

The purpose of this report is to provide Council with the inaugural Municipal Plan 2019/20 Monthly Performance Report for July 2019.

RESOLUTION ORD356/19

Moved: Alderman Gary Haslett
Seconded: Alderman Rebecca Want de Rowe

THAT the report Municipal Plan 2019/20 – Monthly Performance Report July 2019 be received and noted.

CARRIED 12/0

15.3 PUBLIC LIGHTING - MAINTENANCE SERVICE PERFORMANCE

SUMMARY

The purpose of this report is to provide Council with an overview of performance of the Public and Street Lighting Service Program.

RESOLUTION ORD357/19

Moved: Alderman Justine Glover
Seconded: Alderman Simon Niblock

THAT the report titled Public Lighting – Maintenance Service Performance be received and noted.

CARRIED 12/0
15.4 MONTHLY FINANCIAL REPORT - JULY 2019

SUMMARY
The purpose of this report is to provide a comparison of income and expenditure against the budget for the period ended 31 July 2019 in accordance with the Local Government (Accounting) Regulations 2008.

RESOLUTION ORD358/19
Moved: Alderman Emma Young
Seconded: Alderman Jimmy Bouhoris
THAT the report entitled Monthly Financial Report – July 2019 be received and noted.
CARRIED 12/0

16 REPORTS OF REPRESENTATIVES
Nil

17 QUESTIONS BY MEMBERS

17.1 POLICY FOR GRANTS, SPONCORSHIPS

RESOLUTION ORD359/19
Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young
THAT the following Questions by Members be received and noted.
Alderman Emma Young inquired in relation to the policy for grants, sponcorships does it apply retrospectively?
General Manager External Affairs & Government Relations responded “No it would not apply retrospectively”
CARRIED 12/0

17.2 NIGHTCLIFF MARKET GREASE TRAP

RESOLUTION ORD360/19
Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young
THAT the following Questions by Members be received and noted.
Alderman Robin Knox asked when Council will be installing the grease trap at the Nightcliff Market.
General Manager Engineering & City Services responded there was a resolution by Council that the installation of a grease trap at Nightcliff Market matter be referred to the 1st quarter budget variations 2019/20 as it is a capital expenditure.
CARRIED 12/0
17.3 REPORT ON 120 LITRE RUBBISH BINS

RESOLUTION ORD361/19
Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young
THAT the following Questions by Members be received and noted.
Alderman Simon Niblock asked for an update on the motion passed by Council in February on the report for 120 litre rubbish bins, he would like to know when will the report come back to Council?
General Manager Engineering & City Services took the question on notice.

CARRIED 12/0

17.4 CITY CENTRE MASTER PLAN REBOOT UPDATE

RESOLUTION ORD362/19
Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young
THAT the following Questions by Members be received and noted.
Alderman Simon Niblock asked about the City Centre Master Plan reboot put to Council 12 months ago, when will this report come back to Council?
Acting General Manager Innovation, Growth & Development took the question on notice.

CARRIED 12/0

17.5 TREES AS ASSETS

RESOLUTION ORD363/19
Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young
THAT the following Questions by Members be received and noted.
Alderman Andrew Arthur asked is Council including trees as an asset class in the asset register?
General Manager Engineering & City Services responded “yes”.

CARRIED 12/0

17.6 MARKET BUDGETS

RESOLUTION ORD364/19
Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young
THAT the following Questions by Members be received and noted.
Alderman Robin Knox queried what are market budgets are used for if not upgrades to the market space.

CEO Scott Waters responded and advised the budget is for the markets operational costs and not capital expenditure.

CARRIED 12/0

17.7 ORGANISATION RESPONSE TIMES

RESOLUTION ORD365/19

Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young

THAT the following Questions by Members be received and noted.

Alderman Simon Member Niblock asked what is the organisations policy on response times to Elected Member’s, Members Legislative Assembly and community equiries and requests?

CEO Scott Waters responded and advised Elected Member’s and Strategic Direction Group Team Building Workshops are scheduled for September which will provide opportunity to discuss this matter.

The Alderman Liaison Officer position is designed to manage Elected Members and Members of Legislative Assembly requests. Elected Members are advised to raise any questions or follow up enquiries with this position.

CARRIED 12/0

17.8 PRE CYCLONE CLEAN UP

RESOLUTION ORD366/19

Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young

THAT the following Questions by Members be received and noted.

Alderman Simon Niblock asked can the Elected Member’s could join the Pre Cyclone Clean Up collection?

Lord Mayor responded and advised “yes”

CARRIED 12/0

18 GENERAL BUSINESS

18.1 ANIMAL AUDIT FEEDBACK

RESOLUTION ORD367/19

Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young

THAT Council receive feedback on the animal audit currently taking place.
THAT Council prioritise the suburb of Jingili in the audit process.

General Manager Community & Regulatory Services advised to take the matter on notice and provide advice as to when Jingili is prioritised for the audit.

CARRIED 12/0

18.2 ELECTED MEMBER AND MEMBER LEGISLATIVE ASSEMBLY REQUESTS TRACKING SPREADSHEET

RESOLUTION ORD368/19

Moved: Alderman Justine Glover
Seconded: Alderman Robin Knox

THAT Council make the Elected Member and Member Legislative Assembly Requests Tracking Spreadsheet available to the Elected Members via the Elected Member Intranet.

CEO Scott Waters responded "yes we can circulate the spreadsheet to the Elected Member's once a month".

CARRIED 12/0

18.3 LORD MAYOR INVITATION TO DILI TIMOR LESTE

RESOLUTION ORD369/19

Moved: Alderman Peter Pangquee
Seconded: Alderman Emma Young

That Council approve international travel for the Lord Mayor to Dili Timor Leste to attend the 20th Anniversary of independence as a result of the invitation from Timor Leste government.

CARRIED 12/0

18.4 APPOINTMENT OF DEPUTY LORD MAYOR

RESOLUTION ORD370/19

Moved: Alderman Justine Glover
Seconded: Alderman Robin Knox

That Council appoint Alderman Bouhoris to act the Deputy Lord Mayor for the period 28 August to 2 September 2019.

CARRIED 12/0
19 DATE, TIME AND PLACE OF NEXT ORDINARY COUNCIL MEETING

19.1 DATE, TIME AND PLACE OF NEXT ORDINARY COUNCIL MEETING

RESOLUTION ORD371/19

Moved: Alderman Emma Young
Seconded: Alderman Peter Pangquee

THAT the next Ordinary Meeting of Council be held on Tuesday, 10 September 2019, at 5:30pm (Open Section followed by the Confidential Section), Council Chambers, Level 1, Civic Centre, Harry Chan Avenue, Darwin.

CARRIED 12/0
20 CLOSURE OF MEETING TO THE PUBLIC

20.1 CLOSURE OF MEETING TO THE PUBLIC

RESOLUTION ORD372/19
Moved: Alderman Robin Knox
Seconded: Alderman Emma Young
THAT pursuant to Section 65 (2) of the Local Government Act and Regulation 8 of the Local Government (Administration) Regulations the meeting be closed to the public to consider the Confidential Items of the Agenda.

CARRIED 12/0
RECOMMENDATIONS

That Council considers the confidential report(s) listed below in a meeting closed to the public in accordance with Section 65(2) of the Local Government Act:

26.1 Proposed Land Based Fishing Platform - East Point Reserve

This matter is considered to be confidential under Section 65(2) - 8(e) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information provided to the council on condition that it be kept confidential.

26.2 Chinatown Car Park Proposed Upgrade

This matter is considered to be confidential under Section 65(2) - 8(c)(iv) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if publicly disclosed, be likely to prejudice the interests of council or some other person.

26.3 PAYMENT LISTING REPORT - JULY 2019

This matter is considered to be confidential under Section 65(2) - 8(a), 8(b) and 8(c)(i) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information about the employment of a particular individual as a member of the staff or possible member of the staff of the council that could, if publicly disclosed, cause prejudice to the individual, information about the personal circumstances of a resident or ratepayer and information that would, if publicly disclosed, be likely to cause commercial prejudice to, or confer an unfair commercial advantage on any person.

26.4 Darwin Living Lab

This matter is considered to be confidential under Section 65(2) - 8(e) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information provided to the council on condition that it be kept confidential.

26.5 Darwin City Deal Update - August 2019

This matter is considered to be confidential under Section 65(2) - 8(e) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information provided to the council on condition that it be kept confidential.

26.6 Darwin Amphitheatre Options

This matter is considered to be confidential under Section 65(2) - 8(c)(iv) of the Local Government Act, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with information that would, if publicly disclosed, be likely to prejudice the interests of council or some other person.
21 ADJOURNMENT OF MEETING AND MEDIA LIAISON

ADJOURNMENT OF MEETING

RESOLUTION ORD373/19

Moved: Alderman Robin Knox
Seconded: Alderman Emma Young

That in accordance with By-Law 163(d), the meeting be adjourned at 7:47 pm for 20 minutes to enable the Council to have a dinner break.

CARRIED 12/0

The minutes of this meeting were confirmed at the Ordinary Council Meeting held on 10 September 2019.

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CHAIR