



## **DEVELOPMENT CONSENT AUTHORITY**

### **ALICE SPRINGS DIVISION**

### **MINUTES**

**MEETING No. 208 – WEDNESDAY 11 MAY 2016**

**DOUBLE TREE BY HILTON  
BARRETT DRIVE  
ALICE SPRINGS**

**MEMBERS PRESENT:** Denis Burke (Chairman), David Koch, Steve Brown, Chansey Paech

**APOLOGIES:** Alistair Feehan, Brendan Heenan

**OFFICERS PRESENT:** Peter Somerville, Fraser Cormack, Jennie Ryan

**COUNCIL REPRESENTATIVE :** Dilip Nellikat

Meeting opened at 11:00 am and adjourned at 12:00 pm  
Meeting resumed at 12:20 pm and closed at 12:35 pm

THE MINUTES OF THE EVIDENTIARY STAGE AND THE DELIBERATIVE STAGE ARE RECORDED SEPARATELY. THESE MINUTES RECORD THE DELIBERATIVE STAGE. THE TWO STAGES ARE GENERALLY HELD AT DIFFERENT TIMES DURING THE MEETING AND INVITEES ARE PRESENT FOR THE EVIDENTIARY STAGE ONLY.

**ITEM 1 DEVELOPMENT – SUPPORTING ACCOMMODATION (4 BEDROOMS IN A SINGLE STOREY DWELLING)  
NT PORTION 7302, 9 CRAMER STREET, SUBURB OF KILGARIFF, ALICE SPRINGS  
MASTERPLAN NT**

Ms Kerri-Anne Tatchell addressed the meeting on behalf of the applicant.

Submitters Jordan Beverley, Shannon Pepper, Jarrad Falkenberg, Lisa-Marie Ryan and Stephanus (Fannie) Schoeman attended the meeting and added to their written submissions.

Robert Burgoyne spoke on behalf of his son, submitter Joshua Burgoyne who was unable to attend.

Clay Evans noted that he had not made a written submission in relation to the application and outlined a number of concerns that he had with the proposed use.

**RESOLVED** That, pursuant to section 46(4)(b) of the *Planning Act*, the Development Consent Authority defers consideration of the application to develop NT Portion 7302 (9) Cramer Street, Suburb of Kilgariff, Alice Springs for the purpose of supporting accommodation for children in a 4 bedroom single storey dwelling, to require the applicant to provide the following additional documentation and/or information that the it considers necessary in order to enable the proper consideration of the application:

**0029/16**

1. Documentation and/or information:
  - a) further clarifying how the proposed supporting accommodation will be managed and operated, (including for example whether it is envisaged that supporting carers will be rostered in shifts; and what types of support the carers will receive); and
  - b) demonstrating that the public facilities, public open space and facilities in the locality in which the land is situated are sufficient to reasonably support the needs of residents (including in the short to medium term), particularly given the stated possibility of up to 3 supported residents up to the age of 16 years old with complex disabilities at any time.

The Development Consent Authority:

- (i) notes that:
  - the Suburb of Kilgariff is in its infancy, with no public transport, shops or neighbourhood parks, ;
  - based on written submissions received in relation to the application from existing and intending residents and owners of other properties within the Suburb of Kilgariff, minimal (if any) local community consultation has been undertaken prior to lodgement of the application;
  - in its experience, local community consultation/engagement prior to lodgement of development application for uses such as proposed provides opportunities for the intending service provider to identify and address concerns and potential concerns earlier in the process; and
- (ii) urges the applicant to invite the intended service provider to:

- provide as much relevant information as possible in relation to the proposed management of the facility and the support that it (and where relevant, other agencies) would provide to carers and the local community;
- demonstrate the capacity of services and facilities in the immediate locality to adequately support the proposed use;
- be represented at the further hearing of the application; and
- respond to concerns raised by submitters in relation to the proposed management of the supporting accommodation.

## REASONS

Pursuant to section 46(4)(b) of the *Planning Act*, the Development Consent Authority may defer further consideration of an application to enable the applicant to provide additional information that it considers necessary to allow proper its consideration in terms of matters listed under section 51 of the *Planning Act*.

In particular, the Development Consent Authority is not satisfied that the public facilities, public open space and facilities in the locality in which the land is situated are sufficient to reasonably support the needs of residents (including in the short to medium term), particularly given the stated possibility of up to 3 supported residents up to the age of 16 years old with complex disabilities at any time.

**ACTION:** Development Assessment Services to prepare a Letter of Deferral

## ITEM 2 DEVELOPMENT – SUPPORTING ACCOMMODATION (4 BEDROOMS IN A SINGLE STOREY DWELLING) NT PORTION 7292, 1 BURROWS STREET, SUBURB OF KILGARIFF, ALICE SPRINGS MASTERPLAN NT

Ms Kerri-Anne Tatchell addressed the meeting on behalf of the applicant.

Submitters Jordan Beverley, Shannon Pepper, Jarrad Falkenberg, Lisa-Marie Ryan and Stephanus (Fannie) Schoeman attended the meeting and added to their written submissions.

Robert Burgoyne spoke on behalf of his son, submitter Joshua Burgoyne who was unable to attend.

Clay Evans noted that he had not made a written submission in relation to the application and outlined a number of concerns that he had with the proposed use.

**RESOLVED** That, pursuant to section 46(4)(b) of the Planning Act, the Development Consent Authority defers consideration of the application to develop NT Portion 7292 (1) Burrows Street, Suburb of Kilgariff, Alice Springs for the purpose of supporting accommodation for children in a 4 bedroom single storey dwelling, to require the applicant to provide the following additional documentation and/or information that the it considers necessary in order to enable the proper consideration of the application:

1. Documentation and/or information:
  - a) further clarifying how the proposed supporting accommodation will be managed and operated, (including for example whether it is envisaged that supporting carers will be rostered in shifts; and what types of support the carers will receive);

and

- b) demonstrating that the public facilities, public open space and facilities in the locality in which the land is situated are sufficient to reasonably support the needs of residents (including in the short to medium term), particularly given the stated possibility of up to 3 supported residents up to the age of 16 years old with complex disabilities at any time.

The Development Consent Authority:

- (i) notes that:
  - the Suburb of Kilgariff is in its infancy, with no public transport, shops or neighbourhood parks, ;
  - based on written submissions received in relation to the application from existing and intending residents and owners of other properties within the Suburb of Kilgariff, minimal (if any) local community consultation has been undertaken prior to lodgement of the application;
  - in its experience, local community consultation/engagement prior to lodgement of development application for uses such as proposed provides opportunities for the intending service provider to identify and address concerns and potential concerns earlier in the process; and
- (ii) urges the applicant to invite the intended service provider to:
  - provide as much relevant information as possible in relation to the proposed management of the facility and the support that it (and where relevant, other agencies) would provide to carers and the local community;
  - demonstrate the capacity of services and facilities in the immediate locality to adequately support the proposed use;
  - be represented at the further hearing of the application; and
  - respond to concerns raised by submitters in relation to the proposed management of the supporting accommodation.

## REASONS

Pursuant to section 46(4)(b) of the *Planning Act*, the Development Consent Authority may defer further consideration of an application to enable the applicant to provide additional information that it considers necessary to allow proper its consideration in terms of matters listed under section 51 of the *Planning Act*.

In particular, the Development Consent Authority is not satisfied that the public facilities, public open space and facilities in the locality in which the land is situated are sufficient to reasonably support the needs of residents (including in the short to medium term), particularly given the stated possibility of up to 3 supported residents up to the age of 16 years old with complex disabilities at any time.

**ACTION:** Development Assessment Services to prepare a Letter of Deferral

**ITEM 3 DEVELOPMENT – EXTEND BASE PERIOD OF DEVELOPMENT PERMIT DP05/0120 –  
SUBDIVISION TO CREATE 264 LOTS (IN SIX STAGES)  
LOTS 1729 & 9913, (45 & 175) RAGONESI ROAD, SUBURB OF ROSS, TOWN OF  
ALICE SPRINGS  
MICRO HOLDINGS PTY LTD**

Mr Ron Sterry attended the meeting in support of the application. The Authority also noted the report prepared by the Department of Lands, Planning and the Environment and previous advice received from the:

- Solicitor for the NT;
- Alice Springs Town Council;
- Power and Water Corporation;
- Department of Land Resource Management
- Department of Transport; and
- Aboriginal Areas Protection Authority

**RESOLVED** That the Authority grant consent to extend the base period of Development Permit  
**0031/16** DP05/0120 by a further 2 years, such that it will expire on 10 April 2018.

**ACTION:** Development Assessment Services to prepare an Extension of Time permit

**RATIFIED AS A RECORD OF ATTENDANCE AND DETERMINATIONS MADE AT THE MEETING**



**DENIS BURKE**  
Chairman

17/5/2016

