

No. S267, Thursday 24 November 1994

ACT PLANNING AUTHORITY

DRAFT VARIATION NO.33 TO THE TERRITORY PLAN

LAND USE RESTRICTIONS FOR MULTI-UNIT DEVELOPMENT

The ACT Planning Authority is inviting comment on draft Variation No.33 to the Territory Plan which has been prepared following consideration of the recommendations of the Review of Residential Redevelopment Policies conducted by Mr Bob Lansdown AO CBE.

The draft Variation proposes to amend the Residential Land Use Policies in the Territory Plan by prohibiting additional dwellings on single dwelling blocks on previously undeveloped land until 5 years after completion of the original single dwelling.

For applications lodged between 21 August and 21 November 1994, the Executive may authorise departures from these provisions in circumstances of significant hardship or for social justice reasons.

The draft Variation also proposes to prohibit 3 storey redevelopment in the B1 Area north of Wakefield Avenue and west of Northbourne Avenue, except in accordance with a Local Area Plan or Plan adopted by the ACT Planning Authority after appropriate consultation with the community.

This provision will apply to all applications received after 21 August 1994.

Copies of the draft Variation:

- . may be inspected at libraries of the ACT Government Library Service at Belconnen, Civic, Dickson, Erindale, Griffith, Kippax, Tuggeranong and Woden during normal opening hours; and
- . may be inspected at, or obtained free of charge from, the Shopfront at John Overall Offices, 220 Northbourne Avenue, Braddon, during normal office hours.

Interested persons are invited to make written comments on the draft Variation to:

The Chief Planner
ACT Planning Authority
GPO Box 1908
CANBERRA ACT 2601

by Tuesday 28 February 1995.

This draft Variation is to have interim effect under the provision of section 9 of the Act for the "defined period".

NOTE: Section 21 of the Land (Planning and Environment) Act 1991 requires the Authority to make available for public inspection copies of all written comments received in response to draft Variations to the Plan. This is proposed to be done as soon as practicable after the closing date, therefore written comments must be received by Tuesday 28 February 1995.