

**ACT PLANNING AUTHORITY**  
**DRAFT VARIATIONS TO THE TERRITORY PLAN**  
**FOR**

1. **CURTIN SECTION 63 BLOCKS 5 AND 6 (WODEN VALLEY CLUB)**
2. **KINGSTON SECTION 7 (PART) AND SECTION 8 (PART)**
3. **LYONS SECTION 41 BLOCK 1 (PART) LYONS PRIMARY SCHOOL**
4. **MAWSON SECTION 45 BLOCK 24**
5. **PHILLIP SECTION 53 BLOCK 1 (CITY PARKS DEPOT)**

The ACT Planning Authority is inviting comment on the following draft Variations to the Territory Plan.

**CURTIN SECTION 63 BLOCKS 5 AND 6 (WODEN VALLEY CLUB)**

These blocks are leased to the Woden Valley Club which wishes to demolish the club and redevelop the site for residential units. It is proposed to vary the Land Use Policy for the above site from "Group Centre Uses" to "Residential."

**KINGSTON SECTION 7 (PART) AND SECTION 8 (PART)**

It is proposed to broaden the existing Land Use Policy from "Transport Facility, Public Utilities and Residential" to include "Light Industry, Warehouse, Store, Community Arts Centre and Community Use."

This will enable the existing unoccupied government buildings to be leased for short periods to emerging enterprises seeking affordable temporary accommodation.

**LYONS SECTION 41 BLOCK 1 (PART) - PART OF THE LYONS PRIMARY SCHOOL SITE**

The School Board and the P & C Association of Lyons Primary School have proposed to the ACT Government the sale of part of the school grounds, not required for school purposes, for residential development as a means of reducing the site management costs of the school. It is therefore proposed to change the land use policy for the northern part of the school site from "Community Facility" to "Residential (including Medium Density Dwelling)."

**MAWSON SECTION 45 BLOCK 24**

This site is occupied by a house which has been used with approval as a doctor's surgery for many years. The draft Variation will enable the Department of the Environment, Land and Planning to formally change the lease purpose clause of the site.

**PHILLIP SECTION 53 BLOCK 1 (CITY PARKS DEPOT)**

Phillip Section 53 Block 1 is located on the corner of Hindmarsh Drive and Athlon Drive and comprises the Phillip City Parks Depot. It is within the Service Trades area of the Woden Town Centre. The existing Land Use Policy for the site is "Commonwealth Instrumentality."

Part of the site is now surplus and accordingly, a Variation to the Territory Plan is required to enable the site to be released for "Service Trades Uses including Restaurants and Fast Food Outlet."

**Copies of the draft Variations:**

- . may be inspected at libraries of the ACT Government Library Service at Belconnen, Civic, Dickson, Erindale, Kingston, 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 from Monday 23 November 1992 to Monday 14 December 1992.

Interested persons are invited to make written comments on these draft Variations to:

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

**By Monday 14 December 1992.**

These draft Variations are 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 the draft Variation to the Plan. This is proposed to be done as soon as practicable after the closing date, therefore written comments must be received by 14 December 1992.