

# Planning and Development (Technical Amendment—Taylor) Plan Variation 2017 (No 2)

Notifiable Instrument NI2017—353

Technical Amendment No 2017-15

made under the

**Planning and Development Act 2007, section 89 (Making technical amendments)**

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## 1 Name of instrument

This instrument is the *Planning and Development (Technical Amendment—Taylor) Plan Variation 2017 (No 2)*.

## 2 Technical amendment

I am satisfied under section 89 (1) (a) of the *Planning and Development Act 2007* (the *Act*) that the Taylor plan variation is a technical amendment to the Territory Plan.

## 3 Commencement

This instrument commences on the day after its notification day.

## 4 Meaning of *Taylor plan variation*

For this instrument:

***Taylor plan variation*** means the technical amendment to the Territory Plan, variation 2017-15, in the schedule.

*Note:* No consultation was required in relation to the Taylor plan variation under section 87 of the Act.

Brett Phillips  
Delegate of the planning and land authority  
30 June 2017



**ACT**  
Government

Environment, Planning and  
Sustainable Development

Planning & Development Act 2007

# **Technical Amendment to the Territory Plan**

## **Variation 2017-15**

Miscellaneous amendments to the  
Taylor Precinct Map and Code

June 2017

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# 1. INTRODUCTION

## 1.1 Purpose

**This technical amendment makes the following changes to the Territory Plan:**

*Taylor Precinct Map and Code*

- Add symbol for 'access not permitted' to block 54 section 15 Taylor in Figure 2
- Substitute reference to 'Coombs' with 'Taylor'.

## 1.2 Public consultation

Under section 87 of the *Planning and Development Act 2007* (the Act) this type of technical amendment is not subject to public consultation.

## 1.3 National Capital Authority

The National Capital Authority does not need to be advised of this technical amendment as per 1.2.

## 1.4 Types of technical amendments under the Act

The following categories of technical amendments are provided under section 87 of the Act:

- (1) Each of the following territory plan variations is a **technical amendment** for which no consultation is needed before it is made under section 89:
  - (a) a variation (an **error variation**) that –
    - (i) would not adversely affect anyone's rights if approved; and
    - (ii) has as its only object the correction of a formal error in the plan;
  - (b) a variation to change the boundary of a zone or overlay under section 90A (Rezoning – boundary changes);
  - (c) a variation, other than one to which subsection (2) (d) applies, in relation to an estate development plan under section 96 (Effect of approval of estate development plan);
  - (d) a variation required to bring the territory plan into line with the national capital plan;
  - (e) a variation to omit something that is obsolete or redundant in the territory plan.
- (2) Each of the following territory plan variations is a **technical amendment** for which only limited public consultation is needed under section 90:
  - (a) a variation (a **code variation**) that –
    - (i) would only change a code; and
    - (ii) is consistent with the policy purpose and policy framework of the code; and
    - (iii) is not an error variation;
  - (b) a variation to change the boundary of a zone under section 90B (Rezoning – development encroaching on adjoining territory land);
  - (c) a variation in relation to a future urban area under section 90C (Technical amendments – future urban areas);

- (d) a variation in relation to an estate development plan under section 96 (Effect of approval of estate development plan) if it incorporates an ongoing provision that was not included in the plan under section 94 (3) (g);
- (e) a variation to clarify the language in the territory plan if it does not change the substance of the plan;
- (f) a variation to relocate a provision within the territory plan if the substance of the provision is not changed.

Following each item in Part 2 Explanation of this technical amendment is a statement of compliance against the specific criteria for the relevant category of technical amendment.

TA2017-15 has been prepared in accordance with sections 87(1)(a) of the Act.

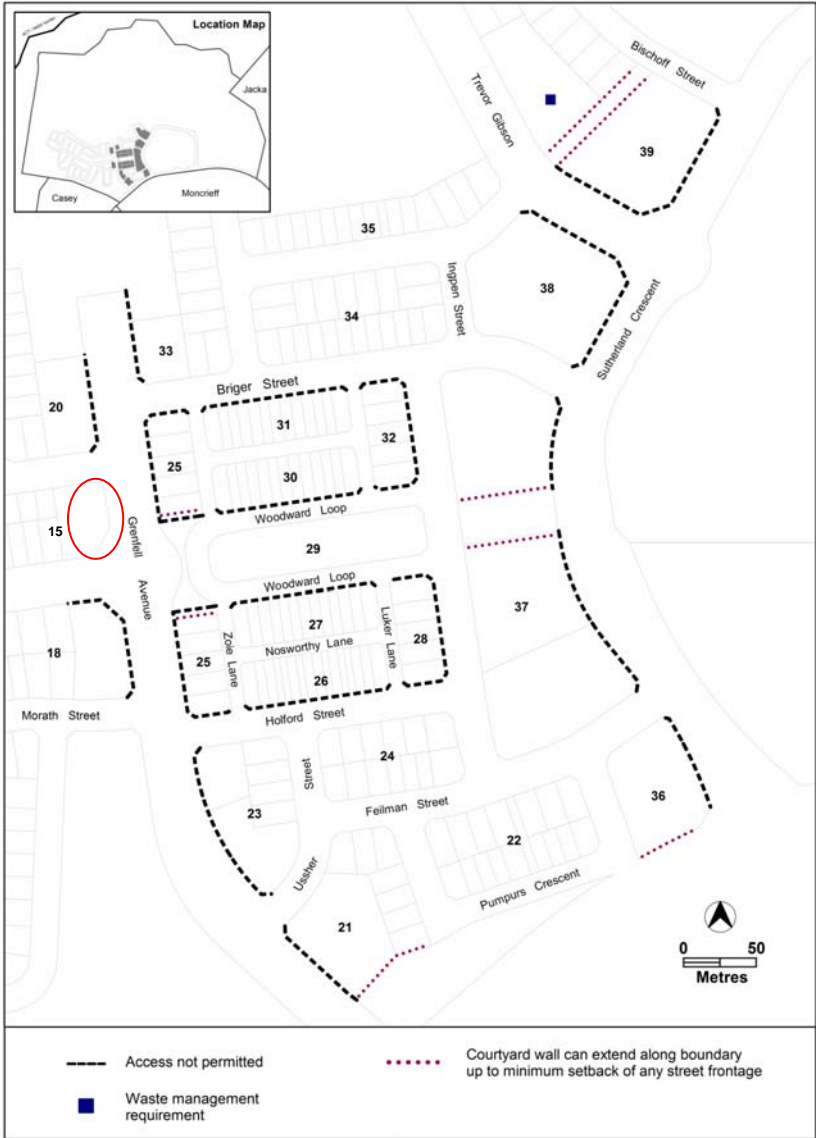
# 2. EXPLANATORY STATEMENT

## Background

This part of the technical amendment document explains the changes to be made to the Territory Plan, the reasons for the change, and a statement of compliance against the relevant section of the Act.

### 2.1 Variation to the Taylor Precinct Map and Code

It is proposed to amend Figure 2 of the Taylor Precinct Map and Code to add the symbol for 'access not permitted' to block 54 section 15 Taylor (as identified by the red circle on the map below). This provision was approved in the estate development plan (EDP), but it was inadvertently not inserted into the Taylor precinct code when it was introduced in TA2017-08. This will be rectified through this technical amendment to bring the rules in the precinct code in line with the approved EDP.



The first sentence under the heading OP1 – Taylor residential area, contains an incorrect reference to the division of Coombs, whereas it should be Taylor.

### Compliance with the Planning and Development Act

Section	Statement
s87(1)(a) (a) a variation (an <b><i>error variation</i></b> ) that— (i) would not adversely affect anyone’s rights if approved; and (ii) has as its only object the correction of a formal error in the plan;	Compliant.  These corrections are only minor formal error and typographical corrections.



### 3. TECHNICAL AMENDMENT

This section of the technical amendment document provides the actual instructions for implementing the changes to the Territory Plan.

#### 3.1 Variation to the Taylor Precinct Map and Code

##### 1. Additional rules and criteria, RC1 – Taylor Residential, Figure 2 Taylor residential area 2

*Substitute*



## **2. Other ongoing provisions, OP1 - Taylor residential area**

### *Omit*

This part applies to blocks and parcels identified in area OP1 shown on the Coombs Precinct Map.

### *Substitute*

This part applies to blocks and parcels identified in area OP1 shown on the Taylor Precinct Map.

## Interpretation service

ENGLISH	If you need interpreting help, telephone:
ARABIC	إذا احتجت لمساعدة في الترجمة الشفوية، إتصل برقم الهاتف:
CHINESE	如果你需要传译员的帮助，请打电话:
CROATIAN	Ako trebate pomoć tumača telefonirajte:
GREEK	Αν χρειάζεστε διερμηνέα τηλεφωνήστε στο
ITALIAN	Se avete bisogno di un interprete, telefonate al numero:
MALTESE	Jekk għandek bżonn l-għajjnuna t'interpretu, ċempel:
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SPANISH	Si necesita la asistencia de un intérprete, llame al:
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