



Australian Capital Territory

# Territory Plan 2023

NI2023-540

made under the

[Planning Act 2023](#)

**Republication No 29**

**Effective: 23 September 2025**

Republication date: 23 September 2025

Last amendment made by [NI2025-441](#)

(republication for amendments by [NI2025-286](#))

## About this republication

### The republished law

This is a republication of the *Territory Plan 2023*, made under the *Planning Act 2023* (including any amendment made under the [Legislation Act 2001](#), part 11.3 (Editorial changes)) as in force on 23 September 2025. It also includes any commencement, amendment, repeal or expiry affecting this republished law to 23 September 2025.

The legislation history and amendment history of the republished law are set out in endnotes 3 and 4.

### Editorial amendments

The [Legislation Act 2001](#), part 11.3 authorises the Parliamentary Counsel to make editorial amendments and other changes of a formal nature when preparing a law for republication. Editorial changes do not change the effect of the law, but have effect as if they had been made by an Act commencing on the republication date (see [Legislation Act 2001](#), s 115 and s 117). The changes are made if the Parliamentary Counsel considers they are desirable to bring the law into line, or more closely into line, with current legislative drafting practice.

This republication does not include amendments made under part 11.3 (see endnote 1).

## Endnotes

### 1 About the endnotes

Amending and modifying laws are annotated in the legislation history and the amendment history. Current modifications are not included in the republished law but are set out in the endnotes.

Not all editorial amendments made under the [Legislation Act 2001](#), part 11.3 are annotated in the amendment history. Full details of any amendments can be obtained from the Parliamentary Counsel's Office.

Uncommenced amending laws are not included in the republished law. The details of these laws are underlined in the legislation history. Uncommenced expires are underlined in the legislation history and amendment history.

If all the provisions of the law have been renumbered, a table of renumbered provisions gives details of previous and current numbering.

The endnotes also include a table of earlier republications.

### 2 Abbreviation key

A = Act	NI = Notifiable instrument
AF = Approved form	o = order
am = amended	om = omitted/repealed
amdt = amendment	ord = ordinance
AR = Assembly resolution	orig = original
ch = chapter	par = paragraph/subparagraph
CN = Commencement notice	pres = present
def = definition	prev = previous
DI = Disallowable instrument	(prev...) = previously
dict = dictionary	pt = part
disallowed = disallowed by the Legislative Assembly	r = rule/subrule
div = division	reloc = relocated
exp = expires/expired	renum = renumbered
Gaz = gazette	R[X] = Republication No
hdg = heading	RI = reissue
IA = Interpretation Act 1967	s = section/subsection
ins = inserted/added	sch = schedule
LA = Legislation Act 2001	sdiv = subdivision
LR = legislation register	SL = Subordinate law
LRA = Legislation (Republication) Act 1996	sub = substituted
mod = modified/modification	<u>underlining</u> = whole or part not commenced or to be expired

## Endnotes

3 Legislation history

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### 3 Legislation history

#### **Territory Plan 2023 NI2023-540**

notified LR 11 September 2023

s 1, s 2 commenced 11 September 2023 (LA s 75 (1))

interim plan commenced 27 November 2023 (s 2 and see [CN2023-11](#))

approved plan commenced 27 September 2024 ([A2023-18](#) s 610 (4))

see [CN2024-6](#))

as amended by

#### **[Planning \(Miscellaneous Changes\) Minor Plan Amendment 2023 NI2023-769](#)**

notified LR 4 December 2023

s 1, s 2 commenced 4 December 2023 (LA s 75 (1))

remainder commenced 5 December 2023 (s 2)

#### **[Planning \(Miscellaneous\) Minor Plan Amendment 2024 NI2024-104](#)**

notified LR 28 February 2024

s 1, s 2 commenced 28 February 2024 (LA s 75 (1))

remainder commenced 29 February 2024 (s 2)

#### **[Planning \(Jacka FUA Uplift\) Minor Plan Amendment 2024 NI2024-108](#)**

notified LR 29 February 2024

s 1, s 2 commenced 29 February 2024 (LA s 75 (1))

remainder commenced 1 March 2024 (s 2)

#### **[Planning \(Denman Prospect FUA Uplift\) Minor Plan Amendment 2024 NI2024-111](#)**

notified LR 29 February 2024

s 1, s 2 commenced 29 February 2024 (LA s 75 (1))

remainder commenced 1 March 2024 (s 2)

#### **[Planning \(Clarification Changes\) Minor Plan Amendment 2024 NI2024-186](#)**

notified LR 18 April 2024

s 1, s 2 commenced 18 April 2024 (LA s 75 (1))

remainder commenced 19 April 2024 (s 2)

#### **[Planning \(Jacka Revisions\) Minor Plan Amendment 2024 NI2024-258](#)**

notified LR 23 May 2024

s 1, s 2 commenced 23 May 2024 (LA s 75 (1))

remainder commenced 24 May 2024 (s 2)

**Planning (Strathnairn FUA Uplift) Minor Plan Amendment 2024****NI2024-309**

notified LR 20 June 2024  
s 1, s 2 commenced 20 June 2024 (LA s 75 (1))  
remainder commenced 21 June 2024 (s 2)

**Planning (Belconnen District Policy) Minor Plan Amendment 2024****NI2024-316**

notified LR 20 June 2024  
s 1, s 2 commenced 20 June 2024 (LA s 75 (1))  
remainder commenced 21 June 2024 (s 2)

**Planning (Amaroo FUA Uplift) Minor Plan Amendment 2024****NI2024-370**

notified LR 4 July 2024  
s 1, s 2 commenced 4 July 2024 (LA s 75 (1))  
remainder commenced 5 July 2024 (s 2)

**Planning (Denman Prospect FUA Uplift) Minor Plan Amendment 2024  
(No 2) NI2024-372**

notified LR 4 July 2024  
s 1, s 2 commenced 4 July 2024 (LA s 75 (1))  
remainder commenced 5 July 2024 (s 2)

**Planning (Various Changes) Minor Plan Amendment 2024 NI2024-435**

notified LR 1 August 2024  
s 1, s 2 commenced 1 August 2024 (LA s 75 (1))  
remainder commenced 2 August 2024 (s 2)

**Planning (Inner North and City District Policy) Minor Plan  
Amendment 2024 NI2024-439**

notified LR 5 August 2024  
s 1, s 2 commenced 5 August 2024 (LA s 75 (1))  
remainder commenced 6 August 2024 (LA s 73 (3))

**Territory Plan Amendment 2024 NI2024-510**

notified LR 12 September 2024  
s 1, s 2 commenced 12 September 2024 (LA s 75 (1))  
remainder commenced 27 September 2024 (s 2)

## Endnotes

3 Legislation history

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### **Planning (Miscellaneous) Minor Plan Amendment 2024 (No 2)**

#### **NI2024–601**

notified LR 8 October 2024  
s 1, s 2 commenced 8 October 2024 (LA s 75 (1))  
remainder commenced 9 October 2024 (s 2)

### **Planning (Gungahlin FUA Uplift) Minor Plan Amendment 2024**

#### **NI2024–617**

notified LR 17 October 2024  
s 1, s 2 commenced 17 October 2024 (LA s 75 (1))  
remainder commenced 18 October 2024 (s 2)

### **Planning (Miscellaneous) Minor Plan Amendment 2024 (No 3)**

#### **NI2024–635**

notified LR 7 November 2024  
s 1, s 2 commenced 7 November 2024 (LA s 75 (1))  
remainder commenced 8 November 2024 (s 2)

### **Planning (Gungahlin and Macgregor FUA) Minor Plan Amendment 2024 NI2024–674**

notified LR 2 December 2024  
s 1, s 2 commenced 2 December 2024 (LA s 75 (1))  
remainder commenced 3 December 2024 (s 2)

### **Planning (Molonglo Valley District Policy) Minor Plan Amendment 2024 NI2024–684**

notified LR 6 December 2024  
s 1, s 2 commenced 6 December 2024 (LA s 75 (1))  
remainder commenced 7 December 2024 (s 2)

### **Planning (Changes to public land overlay boundaries) Minor Plan Amendment 2024 (No 1) NI2024–687**

notified LR 6 December 2024  
s 1, s 2 commenced 6 December 2024 (LA s 75 (1))  
remainder commenced 7 December 2024 (s 2)

### **Planning (Miscellaneous) Minor Plan Amendment 2024 (No 4)**

#### **NI2024–700**

notified LR 12 December 2024  
s 1, s 2 commenced 12 December 2024 (LA s 75 (1))  
remainder commenced 13 December 2024 (s 2)

**Planning (Lawson FUA Uplift) Minor Plan Amendment 2025 NI2025-40**

notified LR 30 January 2025  
s 1, s 2 commenced 30 January 2025 (LA s 75 (1))  
remainder commenced 31 January 2025 (s 2)

**Planning (Stromlo and Denman Prospect) Minor Plan Amendment 2025 NI2025-75**

notified LR 13 February 2025  
s 1, s 2 commenced 13 February 2025 (LA s 75 (1))  
remainder commenced 14 February 2025 (s 2)

**Planning (Whitlam FUA Uplift) Minor Plan Amendment 2025 NI2025-119**

notified LR 11 March 2025  
s 1, s 2 commenced 11 March 2025 (LA s 75 (1))  
remainder commenced 12 March 2025 (s 2)

**Planning (Miscellaneous) Minor Plan Amendment 2025 (No 1) NI2025-125**

notified LR 13 March 2025  
s 1, s 2 commenced 13 March 2025 (LA s 75 (1))  
remainder commenced 14 March 2025 (s 2)

**Planning (Miscellaneous) Minor Plan Amendment 2025 (No 2) NI2025-126**

notified LR 13 March 2025  
s 1, s 2 commenced 13 March 2025 (LA s 75 (1))  
remainder commenced 14 March 2025 (s 2)

**Major Plan Amendment C**

(as notified in [Planning \(Watson\) Major Plan Amendment 2025 NI2025-164](#))  
commenced 30 May 2025 ([CN2025-2](#))

**Planning (Miscellaneous) Minor Plan Amendment 2025 (No 3) NI2025-183**

notified LR 17 April 2025  
s 1, s 2 commenced 17 April 2025 (LA s 75 (1))  
remainder commenced 18 April 2025 (s 2)

Endnotes

4 Amendment history

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**Planning (Belconnen) Minor Plan Amendment 2025 (No 1) NI2025-233**

notified LR 5 May 2025  
s 1, s 2 commenced 5 May 2025 (LA s 75 (1))  
remainder commenced 6 May 2025 (s 2)

**Major Plan Amendment 01**

(as notified in [Planning \(Fraser\) Major Plan Amendment 2025 NI2025-286](#))  
commenced 23 September 2025 ([CN2025-4](#))

**Planning (Miscellaneous) Minor Plan Amendment 2025 (No 4) NI2025-289**

notified LR 5 June 2025  
s 1, s 2 commenced 5 June 2025 (LA s 75 (1))  
remainder commenced 6 June 2025 (s 2)

**Planning (Macnamara FUA Uplift) Minor Plan Amendment 2025 NI2025-415**

notified LR 21 July 2025  
s 1, s 2 commenced 21 July 2025 (LA s 75 (1))  
remainder commenced 22 July 2025 (s 2)

**Planning (Miscellaneous) Minor Plan Amendment 2025 (No 5) NI2025-428**

notified LR 28 July 2025  
s 1, s 2 commenced 28 July 2025 (LA s 75 (1))  
remainder commenced 29 July 2025 (s 2)

**Planning (Various) Minor Plan Amendment 2025 (No 1) NI2025-441**

notified LR 14 August 2025  
s 1, s 2 commenced 14 August 2025 (LA s 75 (1))  
remainder commenced 15 August 2025 (s 2)

**4 Amendment history**

**Part A Administration and Governance**

am [NI2023-769](#)  
sub [NI2024-510](#)

**Part B Territory Plan Maps**

am [NI2023-769](#); [NI2024-104](#); [NI2024-108](#); [NI2024-111](#); [NI2024-258](#); [NI2024-309](#);  
[NI2024-370](#); [NI2024-372](#)  
om [NI2024-510](#)



<b>Part B0</b>	<b>Australian Capital Territory</b> ins <a href="#">NI2024-510</a> am <a href="#">NI2024-617</a> ; <a href="#">NI2024-674</a> ; <a href="#">NI2024-687</a> ; <a href="#">NI2025-40</a> ; <a href="#">NI2025-75</a> ; <a href="#">NI2025-119</a> ; <a href="#">NI2025-164</a> ; <a href="#">NI2025-415</a> ; <a href="#">NI2025-441</a> ; <a href="#">NI2025-286</a>
<b>Part B1</b>	<b>Gungahlin and Hall</b> ins <a href="#">NI2024-510</a> am <a href="#">NI2024-617</a> ; <a href="#">NI2024-674</a> ; <a href="#">NI2025-40</a> ; <a href="#">NI2025-164</a>
<b>Part B2</b>	<b>Belconnen</b> ins <a href="#">NI2024-510</a> am <a href="#">NI2024-674</a> ; <a href="#">NI2025-40</a> ; <a href="#">NI2025-75</a> ; <a href="#">NI2025-119</a> ; <a href="#">NI2025-289</a> ; <a href="#">NI2025-415</a> ; <a href="#">NI2025-286</a>
<b>Part B3</b>	<b>Inner North and City</b> ins <a href="#">NI2024-510</a> am <a href="#">NI2025-40</a> ; <a href="#">NI2025-164</a> ; <a href="#">NI2025-441</a>
<b>Part B4</b>	<b>Inner South</b> ins <a href="#">NI2024-510</a>
<b>Part B5</b>	<b>Molonglo Valley</b> ins <a href="#">NI2024-510</a> am <a href="#">NI2025-75</a> ; <a href="#">NI2025-119</a> ; <a href="#">NI2025-289</a>
<b>Part B6</b>	<b>Weston Creek</b> ins <a href="#">NI2024-510</a>
<b>Part B7</b>	<b>Woden Valley</b> ins <a href="#">NI2024-510</a>
<b>Part B8</b>	<b>Tuggeranong, Hume and Tharwa</b> ins <a href="#">NI2024-510</a> am <a href="#">NI2024-687</a>
<b>Part B9</b>	<b>East Canberra</b> ins <a href="#">NI2024-510</a> am <a href="#">NI2025-164</a>
<b>Part C</b>	<b>Planning Principles and Strategic Links</b> sub <a href="#">NI2024-510</a>
<b>Part D1</b>	<b>Gungahlin District Policy</b> am <a href="#">NI2024-104</a> ; <a href="#">NI2024-435</a> sub <a href="#">NI2024-510</a> am <a href="#">NI2024-617</a> ; <a href="#">NI2024-635</a>
<b>Part D2</b>	<b>Belconnen District Policy</b> am <a href="#">NI2023-769</a> ; <a href="#">NI2024-104</a> ; <a href="#">NI2024-186</a> ; <a href="#">NI2024-309</a> ; <a href="#">NI2024-316</a> ; <a href="#">NI2024-435</a> sub <a href="#">NI2024-510</a> am <a href="#">NI2024-635</a> ; <a href="#">NI2025-40</a> sub <a href="#">NI2025-126</a> am <a href="#">NI2025-183</a> ; <a href="#">NI2025-233</a> ; <a href="#">NI2025-428</a> ; <a href="#">NI2025-286</a>

## Endnotes

4 Amendment history

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- Part D3 Inner North and City District Policy**  
am [NI2023-769](#); [NI2024-104](#); [NI2024-186](#); [NI2024-435](#); [NI2024-439](#)  
sub [NI2024-510](#)  
am [NI2024-635](#); [NI2024-700](#); [NI2025-183](#); [NI2025-428](#)
- Part D4 Inner South District Policy**  
am [NI2023-769](#); [NI2024-104](#); [NI2024-186](#); [NI2024-435](#)  
sub [NI2024-510](#)  
am [NI2024-601](#); [NI2024-635](#); [NI2025-441](#)
- Part D5 Molonglo Valley District Policy**  
am [NI2023-769](#)  
sub [NI2024-510](#); [NI2024-684](#)  
am [NI2025-441](#)
- Part D6 Weston Creek District Policy**  
am [NI2024-104](#); [NI2024-186](#)  
sub [NI2024-510](#)
- Part D7 Woden District Policy**  
am [NI2023-769](#); [NI2024-186](#); [NI2024-435](#)  
sub [NI2024-510](#)  
am [NI2024-635](#); [NI2025-125](#); [NI2025-441](#)
- Part D8 Tuggeranong District Policy**  
am [NI2023-769](#); [NI2024-104](#); [NI2024-186](#); [NI2024-435](#)  
sub [NI2024-510](#)
- Part D9 East Canberra District Policy**  
sub [NI2024-510](#)
- Part D10 Non-Urban District Policy**  
sub [NI2024-510](#)
- Part E1 Residential Zones Policy**  
am [NI2023-769](#); [NI2024-104](#); [NI2024-186](#); [NI2024-435](#)  
sub [NI2024-510](#)  
am [NI2025-289](#)
- Part E2 Commercial Zones Policy**  
am [NI2024-104](#); [NI2024-435](#)  
sub [NI2024-510](#)  
am [NI2025-183](#)
- Part E3 Industrial Zones Policy**  
am [NI2023-769](#)  
sub [NI2024-510](#)  
am [NI2024-700](#)  
am [NI2025-183](#)

<b>Part E4</b>	<b>Community Facility Zone Policy</b> sub <a href="#">NI2024-510</a> am <a href="#">NI2025-183</a>
<b>Part E5</b>	<b>Parks and Recreation Zones Policy</b> sub <a href="#">NI2024-510</a> am <a href="#">NI2025-183</a>
<b>Part E6</b>	<b>Transport and Services Zones Policy</b> sub <a href="#">NI2024-510</a>
<b>Part E7</b>	<b>Non-Urban Zones Policy</b> am <a href="#">NI2024-435</a> sub <a href="#">NI2024-510</a> am <a href="#">NI2024-635</a> ; <a href="#">NI2025-183</a>
<b>Part F1</b>	<b>Subdivision Policy</b> am <a href="#">NI2024-186</a>
<b>Part F2</b>	<b>Leasing Policy</b> sub <a href="#">NI2024-510</a>
<b>Part G</b>	<b>Dictionary</b> am <a href="#">NI2023-769</a> ; <a href="#">NI2024-104</a> ; <a href="#">NI2024-186</a> ; <a href="#">NI2024-435</a> sub <a href="#">NI2024-510</a> am <a href="#">NI2024-635</a>

## 5 Earlier republications

Some earlier republications were not numbered. The number in column 1 refers to the publication order.

Since 12 September 2001 every authorised republication has been published in electronic pdf format on the ACT legislation register. A selection of authorised republications have also been published in printed format. These republications are marked with an asterisk (\*) in column 1. Electronic and printed versions of an authorised republication are identical.

<b>Republication No and date</b>	<b>Effective</b>	<b>Last amendment made by</b>	<b>Republication for</b>
R1 27 Nov 2023	27 Nov 2023– 4 Dec 2023	not amended	new instrument
R2 5 Dec 2023	5 Dec 2023– 28 Feb 2024	<a href="#">NI2023-769</a>	amendments by <a href="#">NI2023-769</a>
R3 29 Feb 2024	29 Feb 2024– 29 Feb 2024	<a href="#">NI2024-104</a>	amendments by <a href="#">NI2024-104</a>

## Endnotes

5 Earlier republishings

Republication No and date	Effective	Last amendment made by	Republication for
R4 1 Mar 2024	1 Mar 2024– 18 Apr 2024	<a href="#">NI2024-111</a>	amendments by <a href="#">NI2024-108</a> and <a href="#">NI2024-111</a>
R5 19 Apr 2024	19 Apr 2024– 23 May 2024	<a href="#">NI2024-186</a>	amendments by <a href="#">NI2024-186</a>
R6 24 May 2024	24 May 2024– 20 June 2024	<a href="#">NI2024-258</a>	amendments by <a href="#">NI2024-258</a>
R7 21 June 2024	21 June 2024– 4 July 2024	<a href="#">NI2024-316</a>	amendments by <a href="#">NI2024-309</a> and <a href="#">NI2024-316</a>
R8 5 July 2024	5 July 2024– 1 Aug 2024	<a href="#">NI2024-372</a>	amendments by <a href="#">NI2024-370</a> and <a href="#">NI2024-372</a>
R9 2 Aug 2024	2 Aug 2024– 5 Aug 2024	<a href="#">NI2024-435</a>	amendments by <a href="#">NI2024-435</a>
R10 6 Aug 2024	6 Aug 2024– 26 Sept 2024	<a href="#">NI2024-439</a>	amendments by <a href="#">NI2024-439</a>
R11 27 Sept 2024	27 Sept 2024– 8 Oct 2024	<a href="#">NI2024-510</a>	commencement of approved plan and amendments by <a href="#">NI2024-510</a>
R12 9 Oct 2024	9 Oct 2024– 17 Oct 2024	<a href="#">NI2024-601</a>	amendments by <a href="#">NI2024-601</a>
R13 18 Oct 2024	13 Oct 2024– 7 Nov 2024	<a href="#">NI2024-617</a>	amendments by <a href="#">NI2024-617</a>
R14 8 Nov 2024	8 Nov 2024– 2 Dec 2024	<a href="#">NI2024-635</a>	amendments by <a href="#">NI2024-635</a>
R15 3 Dec 2024	3 Dec 2024– 6 Dec 2024	<a href="#">NI2024-674</a>	amendments by <a href="#">NI2024-674</a>
R16 7 Dec 2024	7 Dec 2024– 12 Dec 2024	<a href="#">NI2024-687</a>	amendments by <a href="#">NI2024-684</a> and <a href="#">NI2024-687</a>
R17 13 Dec 2024	13 Dec 2024– 30 Jan 2025	<a href="#">NI2024-700</a>	amendments by <a href="#">NI2024-700</a>

Republication No and date	Effective	Last amendment made by	Republication for
R18 31 Jan 2025	31 Jan 2025– 13 Feb 2025	<a href="#">NI2025-40</a>	amendments by <a href="#">NI2025-40</a>
R19 14 Feb 2025	14 Feb 2025– 11 Mar 2025	<a href="#">NI2025-75</a>	amendments by <a href="#">NI2025-75</a>
R20 12 Mar 2025	12 Mar 2025– 13 Mar 2025	<a href="#">NI2025-119</a>	amendments by <a href="#">NI2025-119</a>
R21 14 Mar 2025	14 Mar 2025– 17 Apr 2025	<a href="#">NI2025-126</a>	amendments by <a href="#">NI2025-125</a> and <a href="#">NI2025-126</a>
R22 18 Apr 2025	18 Apr 2025– 5 May 2025	<a href="#">NI2025-183</a>	amendments by <a href="#">NI2025-183</a>
R23 6 May 2025	6 May 2025– 29 May 2025	<a href="#">NI2025-233</a>	amendments by <a href="#">NI2025-233</a>
R24 30 May 2025	30 May 2025– 5 June 2025	<a href="#">NI2025-233</a>	amendments by <a href="#">NI2025-164</a>
R25 6 June 2025	6 June 2025– 21 July 2025	<a href="#">NI2025-289</a>	amendments by <a href="#">NI2025-289</a>
R26 22 July 2025	22 July 2025– 28 July 2025	<a href="#">NI2025-415</a>	amendments by <a href="#">NI2025-415</a>
R27 29 July 2025	29 July 2025– 14 Aug 2025	<a href="#">NI2025-428</a>	amendments by <a href="#">NI2025-428</a>
R28 15 Aug 2025 2025	15 Aug 2025– 21 Sept 2025	<a href="#">NI2025-441</a>	amendments by <a href="#">NI2025-441</a>