



LEGISLATIVE COUNCIL

SESSION OF 2025 – 2026

(FIRST SESSION OF THE FIFTY-SECOND PARLIAMENT)

VOTES AND PROCEEDINGS

No. 31

WEDNESDAY, 20 MAY 2026

1 COUNCIL MEETS.— The Council met at 11.00 o'clock a.m.

2 ACKNOWLEDGEMENT OF TRADITIONAL PEOPLE.— The President said:

“We meet today on Tasmanian Aboriginal land. We acknowledge and pay respect to the Tasmanian Aboriginal people and elders, past and present. We recognise them as the first inhabitants and the continuing custodians of this land.”

3 PRAYERS AND REFLECTION.— The President read Prayers.

4 MACQUARIE POINT STADIUM COSTS.— Ms *Armitage* asked the Honourable the Leader of the Government — Noting that the cost of the Macquarie Point Stadium has already blown out from \$715 million to \$1.13 billion, and the cost of the high-performance centre from \$70 million to \$115 million, with Tasmanian taxpayers responsible for all cost overruns on both projects, can the Honourable Leader please advise —

- (1) What is the Government’s latest estimate of building cost inflation on the stadium and associated works, together with the high-performance training centre at Kingston?
- (2)
 - (a) Who is ultimately responsible for all debts incurred by the Macquarie Point Development Corporation; and
 - (b) Who is the guarantor of MPDC in the case of any defaults?
- (3) Has there been any increase in the \$314 million cost of relocating the Macquarie Point sewage treatment plant to Self’s Point, including:
 - (a) The upgrade of Self’s Point;
 - (b) The installation of a complex pipeline across and along major road corridors and parklands from Macquarie Point to Self’s Point;
 - (c) A new pump station and overflow storage at Macquarie point, to make way for the new stadium development?
- (4) If the answer to question (2) is yes, what is the latest cost estimate?
- (5) What is the latest estimated cost of the major upgrades to the Hobart power grid required to service the stadium and Macquarie Point precinct, including the new substation recommended by TasNetworks, with additional underground cables through Glebe and along Campbell Street and the Brooker Highway, noting TasNetworks’ advice that the two existing central Hobart substations do not have the capacity to power the precinct?
- (6)
 - (a) Has the final estimated cost of the northern access road blown out from the latest figure of \$75.6 million; and
 - (b) if so, by how much?
- (7) What is the latest estimated cost of the new multi-purpose oval and home for the Kingston Tigers to replace existing facilities commandeered for the Devils high-performance centre?
- (8) Given the government’s debt position and borrowing to pay for the normal operations of government services, and noting that all funding for Macquarie Point and the Devils will also need

to be borrowed, what will be the compound interest costs of the AFL project to Tasmanian taxpayers over five years, ten years, twenty years and thirty years?

The Leader answered:

- (1) The Macquarie Point stadium project cost estimate remains \$1.13 billion. This estimate includes build cost and resourcing and estimated cost escalation and contingency. The cost estimate is produced by a quantity surveyor and it is robust, but it will remain an estimate until the appointment of a head contractor for the works as this contract cost will constitute a significant part of the overall project budget.

In relation to the AFL High Performance Centre, the target cost estimate remains at \$115 million, with the Tasmania Government contributing \$105 million and the AFL \$10 million. This includes design and construction contingencies and allowance for variation in market conditions, such as we are experiencing with the current fuel price increases. The project is currently out to tender.

- (2) The Macquarie Point Development Corporation is a statutory authority established under the *Macquarie Point Development Corporation Act 2012*. Under that framework, the Corporation may borrow, subject to the approval of the Treasurer, and any borrowings remain the responsibility of the Corporation. The Tasmanian Government will underwrite borrowings. The Government may also provide equity contributions to the Corporation, including to support the servicing of debt where the Corporation is not in a position to meet those obligations from its own revenues.
- (3) The Selfs Point Sewer Transformation is a \$380 million project with the Tasmanian Government contributing \$224 million that includes decommissioning the current sewage treatment plant, installing a pump station and storage on that site and upgrading the Selfs Point plant.

The project is required for the Macquarie Point site to be redeveloped regardless of its final use and will immediately unlock network capacity for 8,000 new homes, with the opportunity for an additional 20,000 in the future. It is expected to be completed in late 2026.

- (4) The scope of the original \$314 million proposal to relocate the Macquarie Point Sewage Treatment was expanded with additional \$66 million fully funded by TasWater to position it for the future by:
 - increasing capacity at the Selfs Point site to enable its Hobart Sewerage Improvement Plan; and
 - aligning the project and investment to deliver on its Climate Change Adaptation and Mitigation Strategy, and its Environment Strategy.
- (5) The premise of the question is not accepted. To meet the Stadium's electricity requirements, a connection will likely be made from the North Hobart substation, using capacity in the existing network. This would include running cable from the substation to the site. This solution does not require a new substation to be established outside of the Stadium footprint. This work is in the design phase and cost is yet to be finalised.

TasNetworks is also reviewing the electrical supply arrangements for the CBD overall. This work includes considering when a capacity increase will be required to support additional needs for the CBD, for the wharf upgrades at the port of Hobart and the future activation of the Macquarie Point site.

- (6) The 2025-26 State Budget provides \$75.9 million of new funding for construction of a new Northern Access Road for the Macquarie Point Urban Renewal Precinct to provide access to the Port of Hobart and the Macquarie Point site.

This road will provide long-planned access to the port from the Domain Highway as well as the Macquarie Point site, including for the stadium and broader precinct. The funding commitment for this project originally formed part of the 2018 Hobart City Deal.

- (7) The 2025-26 Budget includes \$25 million for Kingborough Sports Precinct Community Works, for the construction of a new oval, Oval 3, which will be the new home for the Kingborough Tigers District Football Club.
- (8) The premise of the question is that all funding for AFL related projects are borrowed and none of this funding comes from Tasmania's revenue base that will rise to over \$10 billion annually by 2028-29. This premise is rejected. The Government's view is that a percentage of every dollar spent is borrowed until a fiscal surplus is achieved.

In relation to compound interest costs over five years, ten years, twenty years and thirty years, this modelling hasn't been undertaken. Accurately calculating this is impossible given the general nature of Government borrowings, and the timing and terms of borrowing tranches secured by TASCORP.

5 PAPER.— The Clerk of the Council laid upon the Table the *Mineral Resources Development Act 1995*: Statutory Rules 2026, No. 20, Mineral Resources Regulations 2026.

6 BILL NO. 3.— The Grange Resources (Tasmania) Pty Ltd (Alternative Application Period) Bill 2026 was read the Third time and passed.

7 BILL NO. 3.— A Message to the House of Assembly:—

HONOURABLE SPEAKER,

The Legislative Council has this day agreed, without Amendment, to a Bill intituled, 'A Bill for an Act to provide for an alternative period for making application for renewal in respect of certain mining leases'.

Legislative Council, 20 May 2026

C.M. FARRELL, *President*

8 BILL NO. 9.— The Order of the Day was read for the Second reading of the Help to Buy (Commonwealth Powers) Bill 2026.

A Motion was made (Mr *Vincent*), and the Question was proposed, That the Bill be now read the Second time.

A Debate arose thereupon.

And the Question being put,

It was resolved in the Affirmative.

And the Bill was, accordingly, read the Second time and committed to a Committee of the Whole Council.

And the President having left the Chair, the Council resolved itself into the said Committee.

(In the Committee)

Ms *Forrest* in the Chair.

Clauses 1 to 13 agreed to.

Schedule 1 agreed to.

Title agreed to.

Bill to be reported without Amendment.

The Council being resumed, Ms *Forrest* reported that the Committee had gone through the Bill, and directed her to report the same to the Council without Amendment.

Ordered, That the Third reading of the Bill be made an Order of the Day for tomorrow. (Mr *Vincent*)

9 BILL NO. 1.— The Order of the Day was read for the Second reading of the Building Amendment Bill 2026.

A Motion was made (Ms *Rattray*), and the Question was proposed, That the Bill be now read the Second time.

A Debate arose thereupon.

10 SITTING SUSPENDED.— It being 1.00 o'clock p.m. the Sitting of the Council was suspended.

The Council resumed the Sitting at 2.30 o'clock p.m.

11 QUESTION TIME.— The President called for Questions without Notice. There were eleven Questions asked.

12 BILL NO. 1.— The Council resumed the Debate on the Question, That the Building Amendment Bill 2026 be now read the Second time.

13 SITTING SUSPENDED.— It being 4.00 o'clock p.m. the Sitting of the Council was suspended.

The Council resumed the Sitting at 4.30 o'clock p.m.

14 MOTION WITHOUT NOTICE.— *Ordered*, That Ms *Ratray* have leave to move a Motion without Notice.

15 LEAVE OF ABSENCE.— *Ordered*, That the Honourable Member for *Pembroke*, (Mr *Edmunds*) be granted leave of absence from the service of the Council for the remainder of this week's sittings and for all of next week's sittings. (Ms *Ratray*)

16 BILL NO. 1.— The Council, according to Order, resumed the Debate on the Question, That the Building Amendment Bill 2026 be now read the Second time.

And the Question being put,

The Council divided.

AYES 8

Ms *Armitage*
Mr *Duigan*
Ms *Forrest* (Teller)
Mr *Gaffney*
Ms *Glade-Wright*
Mr *Hiscutt*
Ms *Ratray*
Mr *Vincent*

NOES 4

Ms *Lovell*
Ms *O'Connor* (Teller)
Ms *Thomas*
Ms *Webb*

Pair: Ms *Palmer*

Pair: Mr *Edmunds*

It was resolved in the Affirmative.

And the Bill was, accordingly, read the Second time and committed to a Committee of the Whole Council.

And the President having left the Chair, the Council resolved itself into the said Committee.

(In the Committee)

Ms *Forrest* in the Chair.

Clauses 1 to 4 agreed to.

Clause 5, Amendment made. (Ms *Armitage*)

Page 5, proposed new definition of National Construction Code, after "National Construction Code means —".

Leave out paragraphs (a) and (b).

Insert instead the following paragraphs.

- (a) until 1 May 2027 – the edition of the National Construction Code published by the Australian Building Codes Board entitled NCC 2022, and as last amended by NCC 2022 Amendment 2 on 29 July 2025; and

- (b) on and from 1 May 2027 – the latest edition of that code published by the Australian Building Codes Board, including as amended, from time to time.

Clause 5 as amended agreed to.

Clauses 6 to 16 disagreed to.

Title, Amendment made. (Ms *Armitage*)

Page 3, after “the *Building Act 2016*”.

Leave out “and consequentially amend regulations made under that Act”.

Title as amended be agreed to.

Bill to be reported with Amendments.

The Council being resumed, Ms *Forrest* reported that the Committee had gone through the Bill, and directed her to report the same to the Council with Amendments.

Ordered, That the consideration of the Bill as amended in Committee be made an Order of the Day for tomorrow. (Ms *Rattray*)

17 BILL NO. 10.— The Order of the Day was read for the Second reading of the Local Government Amendment (Targeted Reform) Bill 2026.

A Motion was made (Mr *Vincent*), and the Question was proposed, That the Bill be now read the Second time.

A Debate arose thereupon.

Ordered, That the Debate be adjourned. (Ms *Rattray*)

18 TASMANIAN BUDGET 2026-27: ESTIMATES COMMITTEES OF THE COUNCIL: REQUEST FOR MINISTERS IN THE ASSEMBLY TO ATTEND.—

A Message from the House of Assembly:—

MR PRESIDENT,

The House of Assembly has agreed to the following Resolution communicated to it by the Legislative Council on 19 May 2026:—

Resolved, That the Legislative Council having appointed two Estimates Committees reflecting the distribution of Government Ministers’ portfolio responsibilities, requests that the House of Assembly give leave to all Ministers to appear before and give evidence to the relevant Council Estimates Committee in relation to the Budget Estimates and related documents.

House of Assembly, 20 May 2026

JACQUIE PETRUSMA, *Speaker*

19 ADJOURNMENT.— *Resolved*, That the Council will, at its rising adjourn until 11.00 o’clock a.m. on Thursday, 21 May 2026. (Ms *Rattray*)

A Motion was made (Ms *Rattray*) and the Question was proposed, That the Council do now adjourn.

A Debate arose thereupon.

And the Question being put,

It was resolved in the Affirmative.

The Council adjourned at 6.44 o’clock p.m.

C.L. VICKERS, *Clerk of the Council*.

Briefing:

- *Building Amendment Bill 2026*