

FACT SHEET

CROWN LAND (PARLIAMENTARY PRECINCT REDEVELOPMENT) BILL 2009 AND CONSEQUENTIAL AMENDMENT TO THE *PARLIAMENT HOUSE ACT 1962*

The *parliament square* Site comprises of eight buildings and part of the Parliamentary Annex. The Site is bordered by Murray Street, Davey Street, Salamanca Place and Parliament House.

The sale and redevelopment of the *parliament square* Site is being managed by the Department of Treasury and Finance via a three stage tender process. The third and final stage of the process is planned to close on 6 April 2009, with a preferred developer to be identified in July 2009.

Extensive consultation has been carried out throughout the process (and will continue throughout the remainder) including the general public and local business groups to ensure the concerns and expectations of those groups are understood.

Parliamentary Services who are represented on the Project's Reference Group has been extensively consulted throughout the Project to ensure that the future accommodation needs of Parliament House are met, including the adequacies of replacement office accommodation on the redevelopment Site, due to the part removal of the Parliamentary Annex.

Following successful negotiations with the preferred developer for the sale of the Site, Government will be required to provide the developer with clear title for the redevelopment area, which will conclude the sale and allow the redevelopment process to commence.

Consultation with the Department of Primary Industries and Water (Crown Land Services) and Crown Law has identified two specific issues that may prevent clear title being issued:

1. The ability to remove all doubt that there are no proclamations outstanding that may restrict the particular usage of a component of the Site that may not be suitable to any future redevelopment opportunity; and
2. The lack of clarity of those definitive land areas and improvements that are directly related to Parliament House and in particular those areas currently outlined in Section 2 of the *Parliament House Act 1962*.

To remove doubt as to the extent of those issues raised above, the Crown Land (Parliamentary Precinct Redevelopment) Bill 2009, will:

1. Expunge any outstanding proclamations on the redevelopment Site which is shown as Lot 1 on the Site plan attached (Attachment A), allowing for clear title to be issued for this component of the Site;

2. Similarly, expunge any outstanding proclamations to the laneway shown as Lot 2 on the Site plan attached (Attachment A), which will place the laneway rightly in the name and control of the Crown; and
3. Allow for easements to be created (under the *Lands Titles Act 1980*) and in particular to the laneway to ensure the continued security, access and the provision of infrastructure and services requirements to Parliament House, and to allow access to the redevelopment Site.

A minor consequential amendment must be made to the *Parliament House Act 1962*, and in particular Section 2 which outlines those lands and improvements that are directly related to Parliament House. This amendment will:

- a. Provide clarity to the actual extent of the land and improvements that relate to Parliament House and grounds.
- b. Provide an appropriate set back from the rear of Parliament House to the redevelopment Site to provide for any future activities to the rear of Parliament House; and
- c. Allow the shared laneway access for the operations of Parliament House and the redevelopment Site.

Those lands and improvements directly relating to Parliament House, as intended by the consequential amendment to be made to the *Parliament House Act 1962* (and in particular Section 2) are shown as Lot 3 on the attached Site plan (Attachment A).