

Referral form

Referring a proposed action or strategic proposal to the NT EPA under sections 48 to 50 of the Environment Protection Act 2019

Guiding notes

- This form must be read in conjunction with environmental impact assessment guidance for proponents on the [NT EPA website](#) including Referring a proposal to the NT EPA
- Supporting information must be attached to the referral form in a report format
- Information is not limited to the size of the boxes on this form.
- Further guidance or example responses are provided below in light grey text.

PART A - Proponent details	
Name of the proponent/s (legal entity)	KTT Investment Pty Ltd
Proponent trading Name if relevant	N/A
<input type="checkbox"/> Australian Company Number(s) OR <input checked="" type="checkbox"/> Australian Business Number(s)	ACN: _____ ABN: <u>70 634 253 197</u>
Provide a description of the organisational structure with respect to responsibility of the proposed action, environmental approvals and implementation.	KTT Investment Pty Ltd is ultimately responsible for the development of the North One Hotel and Apartments, environmental approvals, and implementation of mitigating measures.
Proponent contact details for the proposed action	<i>Name:</i> John Hamilton <i>Position/responsibility:</i> Associate Director - Urbanscope (Australia) Pty Ltd <i>Physical address</i> 459 Harris Street Ultimo NSW 2007 <i>Phone:</i> +61 2 9042 0600 <i>Email:</i> johnha@urbanscope.com.au
Joint-venture partners (if applicable) including name, primary contact person, postal address, phone and email	<i>Name:</i> <i>Physical address</i> <i>Phone</i> <i>Email</i>
Consultants details (if acting on behalf of the proponent) including business name, primary	<i>Business name:</i> BPL Environmental <i>Name of primary contact:</i> Sharon Arena

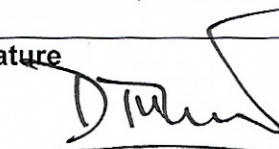
contact person, postal address, phone and email	<p><i>Physical address:</i> 5/7 Albany Highway Armadale 6112</p> <p><i>Phone:</i> 0419 934 461</p> <p><i>Email:</i> sharon@bplenvironmental.com.au</p>
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PART B – Outline of the proposal and location	
Outline of the proposal	
Title of the proposal	North One Hotel and Apartment Development
Provide a brief summary (one or two paragraphs) of the proposal including the activity type/ industry/ duration.	<p>The North One Hotel and Apartment Development is a prestigious waterside tourism accommodation facility, consisting of beachfront and lagoon villas, a hotel, serviced apartments and additional dining facilities, a market, function centre, bar and recreation facilities. Intrinsic in the Development is a biophilic landscape design concept and provision of open space.</p> <p>The proposed development is intended to be a permanent fixture on the Mindil Beach foreshore, providing premium accommodation options.</p>
Location	
Location:	Lot number: Lot 7651 Town of Darwin.
a) street address, suburb, tenement details, lot/section numbers, town/hundred, NT Portion or pastoral lease numbers, as applicable; or b) if remote, the nearest town or recognisable feature and distance and direction from that town/feature to the site of the proposed action.	Address: 25 Gilruth Avenue, The Gardens Northern Territory 0820.
Name of the Local Government Authority/ies in which the proposal is located.	Town of Darwin
What is the land tenure type?	Private freehold
Is the land zoned under the NT Planning Scheme ?	<input type="checkbox"/> No <input checked="" type="checkbox"/> Yes If so, what is the zoning/s? Zone TC

What is the current land use of the proposed footprint?	The site is currently used as an overflow carpark for the Casino and for passive recreational activity by local residents and visitors to the area. The site is permitted as a dog exercise area and is an access point to Little Mindil Beach for pedestrian and cyclist traffic.
What is the approximate distance (as the crow flies) and direction to the closest human sensitive receptor (for example, residence, accommodation, hospital, school) from the proposal	The nearest human sensitive receptors are: <ul style="list-style-type: none"> • Mindil Beach Casino Resort, located approximately 110 m to the north-east of the site • Multiple storey residential dwelling, located approximately 70 m to the south-west • Myilly Serviced Apartments, located approximately 60 m to the south-west

PART C – Referral type	
<p>What type of proposal is being referred?</p> <p>*provide the NT EPA reference number of the proposed action that is being varied. The number is located in the top left hand corner of a notice of decision for that proposal being varied e.g. EP2020/001</p>	<p><input checked="" type="checkbox"/> proposed action</p> <p><input type="checkbox"/> strategic proposal</p> <p><input type="checkbox"/> proponent initiated EIS</p> <p><input type="checkbox"/> significant variation to proposal* NT EPA reference number</p>
<p>Provide a brief justification including the reasons why you consider the action may have a significant impact on the environment and is referred to the NT EPA.</p> <p><i>Refer to section 11 of the EP Act and the NT EPA's environmental factors and objectives.</i></p>	<p>The proposed North One Development is a premium level tourist destination resort that will create jobs and business opportunities.</p> <p>Due to the location of the site on Little Mindil Beach foreshore the proposed Development has the potential to impact upon the following NT EPA environmental factors:</p> <ul style="list-style-type: none"> • Terrestrial Environmental Quality; • Hydrological Processes; • Inland Water Environmental Quality; • Communities and Economy; • Culture and Heritage; and • Human Health. <p>Further detail on the impacts to the above environmental factors is provided in the attached supporting documentation.</p>

Has the proponent contravened a law of the Territory or another jurisdiction that relates to environmental matters, including matters relating to pollution, biodiversity, natural resources, planning, development or waste?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Provide details:
Has the proponent contravened a law of the Territory or another jurisdiction that relates to work health and safety?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Provide details:
Has the proponent committed an offence against any law of the Territory or another jurisdiction that involves an element of fraud or dishonesty?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Provide details:
Has the proponent behaved or is likely to behave in a way that is inconsistent with the persons duty as an approval holder, should an approval be issued?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Provide details:

PART E - Referrer details and declaration			
Who is referring this proposal?		<input type="checkbox"/> Proponent <input checked="" type="checkbox"/> Authorised representative of proponent entity	
Name (print) David Do		Signature 	
Position	Director	Organisation	KTT Investment Pty Ltd
Email	Awi.aust@gmail.com		
Address	c/- Urbanscope Australia Pty Ltd 459 Harris Street ULTIMO NSW 2007		
Does the referrer request that the NT EPA treat any part of the information in the referral as confidential, as per section (281(2)) of the EP Act?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

<p>Does the referrer request that the NT EPA treat any part of the information in the referral as confidential, as per section (281(2)) of the EP Act?</p> <p><i>Provide an application under regulation 271 of the EP Regulations and the confidential information in a separate attachment.</i></p>	<p><input type="checkbox"/> Yes</p> <p><input checked="" type="checkbox"/> No</p>
<p>Referral declaration by proponent:</p> <p>I,David Do....., (<i>full name</i>) declare that I am authorised to refer this proposed action on behalf of.....KTT Investment Pty Ltd....., and further declare that:</p> <ul style="list-style-type: none"> • the attached environmental impact assessment documents have been prepared in accordance with the EP Act and EP Regulations; and • the attached environmental impact assessment documents (including attachments) are true • the attached environmental impact assessment documents do not provide false or misleading information and I know it is an offence to provide false and misleading information, noting the penalties under section 260 of the EP Act, and section 119 of the <i>Criminal Code Act 1983</i> and • the proponent is a fit and proper person to hold an environmental approval in accordance with section 62 of the EP Act; and • the proponent fully understands that referral under the EP Act does not limit, in any way, the requirements of the proponent to ensure approvals under any other regulatory regime are applied for, and adhered to; and • the proponent has fulfilled its general duty in accordance with section 43 of the EP Act. 	
<p><i>Provide explicit details in an attachment to this form substantiating the requirements of section 62(a) to (c) [fit and proper person] and section 43(a) to (g) [general duties] of the EP Act have been met.</i></p>	
<p>Contact for the proposal (if different from Part A)</p> <p><i>Please include: name, physical address, phone, and email.</i></p>	<p>Sharon Arena – Details in Part A</p>