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**CABINET DECISION**

No. .... 4280 .....

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Submission No.: 3652

Title: DARWIN - PROVISION OF NEW CENTRAL FIRE STATION

Cabinet approved the introduction to the 1985/86 Capital Works Design List of a project to construct a new Central Fire Station and Fire Services Administration accommodation on Lot 5442, Iliffe Street, Stuart Park, at an estimated cost of \$3.975 million in 1986/87.



A.G. MORRIS,  
Secretary to Cabinet.

23 August 1985

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FOR CABINET

SUBMISSION No: 3652

Title:	DARWIN - PROVISION OF NEW CENTRAL FIRE STATION
Minister	The Hon. Ian TUXWORTH, Chief Minister
Purpose:	To seek approval for introduction to the 1985/86 Capital Works Design List of a project to provide a new Central Darwin Fire Station at Iliffe Street, Stuart Park.
Relation to existing policy:	Complies with standards and policy for new buildings.
Timing/legislative priority:	Requires urgent consideration to facilitate introduction to 1985/86 Design List.
Announcement of decision, tabling, etc:	Decision to be announced by Ministerial statement following Cabinet agreement.
Acting required before announcement:	Nil
Staffing implications, numbers and costs, etc:	Nil
Total cost:	\$3.975 Million commitment in 1986/87 Capital Works Programme.

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Department Authority ..... DEPARTMENT OF THE TREASURY .....

COMMENT ON CABINET SUBMISSION No.

TITLE: ..... DARWIN - PROVISION OF NEW CENTRAL FIRE STATION .....

COMMENTS:

Treasury supports the proposal.



SIGNED: R.C. MADDEN

DESIGNATION: Under Treasurer

DATE: 12 August 1985

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THE ISSUES

1. There is a need to relocate the central Fire Station from its existing site in Daly Street to Iliffe Street Stuart Park because of its limited facilities and diminishing capacity to service a developing district. Combined with this is the necessity to relocate the Northern Territory Emergency Service Headquarters from leased premises in Winnellie to the Berrimah Police Centre. This could be achieved by including provision for the Fire Service Headquarters in a new Fire Station at Iliffe Street.
2. The Winnellie Fire Station was recently closed to achieve immediate financial savings. This has caused some public disquiet due to the distance from the Winnellie Industrial area of the Daly Street Fire Station.

BACKGROUND

3. The Daly Street Fire Station is believed to be approximately 30 years old. The rapid expansion of Darwin in that time, its location, outmoded design and lack of facilities will make it increasingly inadequate to service the greater part of its potential area of response. Fire Stations are best sited geographically central to their areas of responsibility and adjacent to arterial or distributor roads to facilitate quick and easy access to firecalls. Because of these obvious problems, substantial research was

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undertaken, including consultation with the appropriate Union, which resulted in a comprehensive Design Brief being prepared and the selection of a more suitable site at Lot 5442 on the corner of Iliffe Street and Woolner Road, Stuart Park.

CONSIDERATION OF THE ISSUES

4. The existing Fire Station will become increasingly inadequate. It is poorly located relative to the wider community it serves. To properly service the community, it is recommended that a new Fire Station be constructed on a more strategic site which has been located and set aside for this purpose at Lot 5442 on the corner of Iliffe St and Woolner Road, Stuart Park.
5. The existing Daly Street site, combined with the old Basketball Courts, is recognised as an extremely valuable piece of real estate and its disposal would off-set the capital cost of the proposed new Fire Station quite significantly. The priority attached to the provision of the new Station has been advanced due to the recent closure of the Winnellie Fire Station.
6. Another factor to be considered is the necessity to move the Northern Territory Emergency Service Headquarters from its leased Winnellie premises to the Berrimah Police Centre. The Commissioner of Police is the overall Commander in counter disaster operations and the facilities at the new Police Centre are vital to the efficient operation of the Emergency Service in a declared disaster.

CONFIDENTIAL

- 3 -

In order to increase efficiency and gain cost benefits in such a move, the Emergency Service Organisation could operate the premises currently occupied by the NT Fire Service. In designing the new Central Fire Station, it is therefore seen as appropriate that the Service's administration should also be housed in the same complex. This would achieve an offset saving in future capital works for Emergency Services.

7. It is envisaged that if this proposal is approved for the 1986/87 Capital Works Programme, the new Station could become operational by mid 1988 and NTES could vacate their Winnellie premises shortly thereafter, at the time their 5 year lease expires.

OPTIONS

- 8 The two options at this stage are either to retain the existing Fire Station or to build the new Fire Station and relocate NT Emergency Service Headquarters in vacated premises at the Berrimah Police Centre.
9. Option 1 The first option is to retain the existing Fire Station in Daly Street as the Station to service the central business district of Darwin. If this option is exercised then the current location of the Fire Station will become increasingly untenable. The recent closure of the Winnellie Fire Station will exacerbate this problem. Inevitably, the Station will need some up-grading anyway, so there will be additional capital costs in the future. The current site would not allow for some of the modifications

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required, without encroaching on adjacent valuable land.

Also to be considered is the fact that it is most desirable to co-locate the Emergency Service organisation at the new Berrimah Police Centre, where their Emergency Operation Centre has been built already.

The first option is therefore not favoured.

10. Option 2 This option is to build a new Central Fire Station and Administrative offices in a more strategic position in which to service the community. Such a move would assist in alleviating the concern of the district following the recent closure of the Winnellie Fire Station. It would also leave the existing annexe occupied by the Fire Service Administration at Berrimah Police Centre vacant for the Emergency Service Organisation, which is seen as preferable, both operationally and financially.

This is the preferred option.

#### PUBLIC IMPACT OF THE RECOMMENDATIONS

11. It is believed that approval by the government of such a proposal would be received very well by the wider community. It is known, following discussions with the Union, that they are in favour of such a move.

#### FINANCIAL CONSIDERATIONS

12. It has been estimated that if this project is approved and included in the 1985/86 Design List

the cost of building the Main Fire Station Complex and the Administration Headquarters would be approximately \$3.975 million. This figure includes escalation and rise & fall allowances, assuming the project is committed in 1986/87.

EMPLOYMENT AND STAFF CONSIDERATIONS

13. It is not expected that there would be any growth of the Public Service, and, in fact, it is anticipated this would inhibit further growth of the fire fighting element of the Northern Territory Fire Service.

CO-ORDINATION AND CONSULTATION

14. There have been extensive discussions held between this Department and the Union and subsequently the Department of Transport & Works.

LEGISLATION

15. There would be no requirements for amendments to legislation.

PUBLICITY

16. It is recommended that a public announcement be made should this proposal be approved. It is anticipated that such a move would be very well received by the Darwin community generally.

TIMING

17. In order to meet guidelines laid down by Treasury,



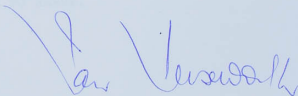
CONFIDENTIAL

- 6 -

the proposal requires urgent government consideration in order for the matter to be included in the 1985/86 Design List as part of the 1986/87 Capital Works Programme.

RECOMMENDATION

18. It is recommended that Cabinet approve the introduction to the 1985/86 Capital Works Design List of a project to construct a new Central Fire Station and Fire Services Administration accommodation on Lot 5442, Iliffe Street, Stuart Park at an estimated cost of \$3.975 million in 1986/87.



IAN TUXWORTH

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ATTACHMENT "A"

Cabinet Submission No:

PUBLICITY

(DRAFT MEDIA RELEASE)

THE CHIEF MINISTER, MR IAN TUXWORTH TODAY ANNOUNCED THE GOVERNMENT WOULD CONSTRUCT A NEW CENTRAL DARWIN FIRE STATION TO REPLACE THE 30 YEAR OLD DALY STREET STATION. THE NEW COMPLEX WILL ENSURE, BY ITS STRATEGIC SITING AT ILIFFE STREET, STUART PARK, THE BEST POSSIBLE FIRE PROTECTION SERVICE RELATIVE TO THE CHANGING AND EXPANDED COMMUNITY THE STATION HAS TO SERVE.

DESIGN WORK ON THE NEW STATION, EXPECTED TO COST IN THE ORDER OF \$3.975 MILLION, WILL COMMENCE IMMEDIATELY WITH CONSTRUCTION SCHEDULED TO COMMENCE EARLY IN 1987 AND THE COMPLEX FULLY OPERATIONAL BY MID 1988.

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