

Senate Community Affairs Committee
ANSWERS TO QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

Outcome Number: Cross Outcome - Across Programs

Question No: 132

Topic: Building Lease Costs

Hansard Page: Written

Senator Ludwig asked:

What has been the total cost of building leases for the agency / department since 7 September 2013?

Please provide a detailed list of each building that is currently leased. Please detail by:

- i. Date the lease agreement is active from.
- ii. Date the lease agreement ends.
- iii. Is the lease expected to be renewed? If not, why not?
- iv. Location of the building (City and state).
- v. Cost of the lease.
- vi. Why the building is necessary for the operations of the agency / department.

Answer:

Department of Social Services

See attachment A.

Australian Institute of Family Studies

Total cost of the building lease for the Australian Institute of Family Studies since 7 September 2013 is \$225,854.25.

- i. 01/03/2007
- ii. 28/02/2017
- iii. Yes, we have an option for a further 5 years, which we intend to take up.
- iv. Level 19 (half floor) and Level 20, 485 La Trobe St, Melbourne.
- v. Cost of the lease since 7 September 2013 is \$225,854.25.
- vi. These premises are the sole office space for the Australian Institute of Family Studies.

National Disability Insurance Agency

See attachment B.

Senate Community Affairs Committee
ANSWERS TO ESTIMATES QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

Department of Social Services

Attachment A

Location	Lease Start Date	Lease End Date	Lease to be renewed?	If not, why not?	Lease Rental and Car Park Cost - 1/9/13-28/2/14	Why the building is necessary for the operations of the Department
Tuggeranong Office Park, Corner Athllon Drive and Soward Way, Greenway ACT 2900	01-Jul-2008	05-Dec-2016	Not yet decided		\$10,191,491.94	National Office
32 Corinna Street Phillip 2606	07-Jul-2012	06-Jul-2017	No	Not required	\$299,843.26	
Guilfoyle House Greenway ACT 2900	01-Mar-2010	30-Sep-2014	No	Not required	\$354,116.55	
Centraplaza, 16 Bowes Street Phillip ACT 2606	01-Mar-2007	28-Feb-2022	Not a decision for DSS	To be assigned to PM&C	\$2,530,001.82	
Unit G3 G4, Centraplaza 16 Bowes Place Phillip ACT 2606	01-Aug-2010	28-Feb-2022	Not a decision for DSS	To be assigned to PM&C	\$29,503.44	
1 Holwell Street, Greenway ACT 2900	01-Mar-2008	28-Feb-2018	Not yet decided		\$828,216.18	Currently required to accommodate National Office staff
MHS House, 15 Bowes Street Phillip ACT 2606	01-Mar-2010	29-Feb-2012	No	Not required	\$854,858.22	

Senate Community Affairs Committee
ANSWERS TO ESTIMATES QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

Location	Lease Start Date	Lease End Date	Lease to be renewed?	If not, why not?	Lease Rental and Car Park Cost - 1/9/13-28/2/14	Why the building is necessary for the operations of the Department
Aviation House, 16 Furzer Street Phillip ACT 2606	14-Dec-2006	13-Nov-2016	Not yet decided		\$660,480.54	Sub-leased to NDIA until 30 June 2014. Will be used after that to accommodate DSS staff
17 Duke Street Coffs Harbour NSW 2450	29-May-2002	28-May-2014	Not a decision for DSS	To be assigned to PM&C	\$108,155.10	
1 Monaro Street Queanbeyan NSW 2620	01-Jan-2010	31-Dec-2013	No	PM&C advise not required	\$76,754.76	
280 Elizabeth Street Sydney NSW 2000	01-Apr-2007	31-Mar-2017	Not yet decided		\$774,308.09	NSW State Office
300 Elizabeth Street Sydney NSW 2000	01-Apr-2007	31-Mar-2017	Not yet decided		\$302,830.68	NSW State Office
65-67 Church Street Dubbo NSW 2830	01-Jul-2007	30-Jun-2017	Not a decision for DSS	To be assigned to PM&C	\$156,924.90	
180-182 Peel Street Tamworth NSW 2340	01-Feb-2007	31-Jan-2017	Not a decision for DSS	To be assigned to PM&C	\$64,046.83	
Rutherglen Community Centre, Cnr Pependetta and Anderson Avenue, Blackett NSW 2770	01-Jul-2010	30-Jun-2014	Yes		\$2,734.02	Accommodation for staff working on Longitudinal Study of Indigenous Children

Senate Community Affairs Committee
ANSWERS TO ESTIMATES QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

Location	Lease Start Date	Lease End Date	Lease to be renewed?	If not, why not?	Lease Rental and Car Park Cost - 1/9/13-28/2/14	Why the building is necessary for the operations of the Department
Corner Thompson and O'Reilly Street, Wagga Wagga NSW 2650	01-Jun-2008	31-May-2018	Not a decision for DSS	To be assigned to PM&C	\$112,797.84	
Tenancy 12, Jock Nelson Building, Alice Springs NT 0870	01-Feb-2006	31-Jan-2016	Not a decision for DSS	To be assigned to PM&C	\$234,927.18	
Lot 512, 14 Katherine Terrace, Katherine NT 0850	01-Apr-2006	31-Mar-2016	Not a decision for DSS	To be assigned to PM&C	\$158,315.76	
Lot 1622 Chesterfield Circuit, Nhulunbuy NT 0880	09-Oct-2007	08-Oct-2017	Not a decision for DSS	To be assigned to PM&C	\$211,292.64	
1-9 Paterson Street Tennant Creek NT 0860	01-Jan-2009	31-Dec-2016	Not a decision for DSS	To be assigned to PM&C	\$90,000.00	
39 Woods Street (Levels 4-6) Darwin NT 0800	14-Aug-2009	13-Aug-2024	Not a decision for DSS	To be assigned to PM&C	\$973,582.68	
100 Creek Street, Brisbane NT 4000	01-Jan-2008	31-Dec-2016	Not yet decided		\$1,330,325.62	QLD State Office
46-48 Sheridan Street Cairns Qld 4870	25-Mar-2008	24-Mar-2018	Not a decision for DSS	To be assigned to PM&C	\$283,784.34	
42-44 Simpson Street Mt Isa Qld 4825	01-Sep-2012	31-Aug-2014	Not a decision for DSS	To be assigned to PM&C	\$98,651.88	
36 East Street Rockhampton Qld 4700	30-Sep-2011	31-Aug-2015	Not a decision for DSS	To be assigned to PM&C	\$67,613.71	

Senate Community Affairs Committee
ANSWERS TO ESTIMATES QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

Location	Lease Start Date	Lease End Date	Lease to be renewed?	If not, why not?	Lease Rental and Car Park Cost - 1/9/13-28/2/14	Why the building is necessary for the operations of the Department
235-259 Stanley Street Townsville Qld 4810	01-Jun-2013	31-May-2014	Yes		\$122,319.42	Required to accommodate DSS staff. Will also accommodate PM&C staff
Main Administration Building, Western Cape Centre, Central Avenue Weipa Qld 4874	01-Apr-2009	31-Mar-2012	No	PM&C advise not required yet	\$6,498.00	
City Central, 11-29 Waymouth Street, Adelaide SA 5001	01-Mar-2007	28-Feb-2017	Not yet decided		\$384,978.12	SA State Office
38-40 Stirling Road Port Augusta SA 5700	19-Aug-2010	18-Aug-2015	Not a decision for DSS	To be assigned to PM&C	\$61,087.34	
199 Collins Street Hobart Tas 7001	01-Apr-2010	31-Mar-2020	No	Will not be required by DSS.	\$121,229.46	
Casselden Place, 2 Lonsdale Street, Melbourne VIC 3000	01-Mar-2007	28-Feb-2017	No	Will not be required by DSS. To be occupied by Department of Health	\$636,216.08	
1 Short Street Broome WA 6318	19-Aug-2009	30-Jun-2014	Not a decision for DSS	To be assigned to PM&C	\$171,012.05	
Lot 346, Hardman Street Derby WA 6728	01-Jul-2001	30-Jun-2014	Not a decision for DSS	To be assigned to PM&C	\$148,563.48	

Senate Community Affairs Committee
ANSWERS TO ESTIMATES QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

Location	Lease Start Date	Lease End Date	Lease to be renewed?	If not, why not?	Lease Rental and Car Park Cost - 1/9/13-28/2/14	Why the building is necessary for the operations of the Department
5 Chapman Road Geraldton WA 6530	02-Oct-2006	01-Oct-2013	Not a decision for DSS	To be assigned to PM&C	\$65,000.52	
39-43 Boulder Road Kalgoorlie WA 6430	01-Feb-2004	31-Jan-2014	Not a decision for DSS	To be assigned to PM&C	\$123,304.68	
Central Park, 152 - 158, St. Georges Terrace Perth WA 6000	01-Dec-2004	30-Nov-2014	No.	DSS staff relocating to alternative accommodation following MOG changes	\$303,319.00	
3 Brand Street South Hedland WA 6722	01-Mar-2007	28-Feb-2014	Not a decision for DSS	To be assigned to PM&C	\$97,994.82	
Lot 101, 16 Riverfig Avenue, Kununurra WA 6743	10-Feb-2013	09-Feb-2016	Not a decision for DSS	To be assigned to PM&C	\$57,736.22	
55 Raws Crescent Hume ACT 2620	01-Sep-1999	31-Aug-2000	Yes - in the process		\$18,999.96	Off-site storage
Canberra Data Centre Hume ACT 2620	01-Nov-2011	31-Oct-2021	Not yet decided		\$554,499.10	Data centre

Senate Community Affairs Committee
ANSWERS TO ESTIMATES QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

National Disability Insurance Agency

Attachment B

State	City	Street Address	Area m2	Rent per m2 (base year) \$	Annual Outgoings \$/sqm	Annual Increase	Lease start date	Lease expiry date	Lease term	Lease option	Lessee	Use	Occupancy Rate of Leased Area	Reason for under 100% occupancy
NSW	Sydney	Level 9, 300 Elizabeth St	395	465	132	4.0%	01.03.14	31.03.17	3 yrs	TBA	NDIA	Office	0	Fitout under construction
VIC	Geelong	43-45 Brougham St	1943	225	112	3.5%	01.09.13	01.03.17	3 yrs 6 mths	2 x 6 mths	NDIA	Office	0	Fitout under construction
ACT	Braddon	212 Northbourne Ave	1893	360	10	3.5%	01.01.14	30.12.23	10 yrs	5 yrs	NDIA	Participant Engagement	0	Fitout under construction
VIC	Colac	13 Connor Street	800	322	50	3.5%	01.07.14	30.06.24	10 yrs	2 x 3 yrs	NDIA	Participant Engagement	0	Fitout under construction
WA	Midland	74-80 Railway Pde	2481	115	27	2.5%	01.11.13	31.10.23	10 yrs	2 x 2 yrs	NDIA	Participant Engagement	0	Fitout under construction
SA	Murray Bridge	2 Sturt Reserve Rd	817.7	275	N/A	3.0%	01.07.14	30.06.21	7 yrs	2 x 3 yrs	NDIA	Participant Engagement	0	Fitout under construction
NSW	Charlestown	Shop 1, Hilltop Plaza	1844	370	N/A	3.5%	01.02.17	31.01.17	4yrs	2 x 1 yr	NDIA	Participant Engagement	100	n/a
SA	St Mary's	15-31 Ayliffes Rd	1270	220	32	3.0%	01.02.13	31.01.17	4yrs	2 x 1 yr	NDIA	Participant Engagement	100	n/a
SA	Elizabeth	47-49 Elizabeth Way	961	370	N/A	4.0%	01.04.13	31.03.17	4yrs	2 x 1 yr	NDIA	Participant Engagement	100	n/a
TAS	Hobart	111 Macquarie St	626	350	N/A	4.0%	01.02.13	31.01.17	4yrs	2 x 1 yr	NDIA	Participant Engagement	100	n/a
TAS	Devonport	11-13 Stewart St	612	173	47	CPI	01.02.13	31.05.17	4yrs 4 mths	2 x 1 yr	NDIA	Participant Engagement	100	n/a

Senate Community Affairs Committee
ANSWERS TO ESTIMATES QUESTIONS ON NOTICE
SOCIAL SERVICES PORTFOLIO
2013-14 Additional Estimates Hearings

TAS	Launceston	6-18 George St	550	240	N/A	3.50%	01.04.13	01.04.16	3yrs	1x2yrs, 1x1yrs	NDIA	Participant Engagement	100	n/a
VIC	Geelong	GF 168-170 Little Malop St	1412	225	71	3.0%	01.02.13	31.01.17	4 yrs	1 x 2 yrs	NDIA	Participant Engagement	100	n/a
VIC	Geelong	L1 168-170 Little Malop St	351	225	90	3.0%	02.07.13	31.01.17	3 yrs 7 mths	1 x 2 yrs	NDIA	Participant Engagement	100	n/a
VIC	Geelong	47 Brougham St	520	346	0	n/a	01.02.13	30.05.14	15 mths	n/a	NDIA	Temporary Office	100	n/a