

**Senate Standing Committee on Environment and Communications**

**Answers to Senate Estimates Questions on Notice**

**Additional Estimates Hearings February 2014**

**Communications Portfolio**

**Australian Broadcasting Corporation**

**Question No: 260**

**Program No. Australian Broadcasting Corporation (ABC)**

**Hansard Ref: In Writing**

**Topic: Building Lease Costs**

**Senator Ludwig asked:**

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

1. Please provide a detailed list of each building that is currently leased. Please detail by:
  - a. Date the lease agreement is active from.
  - b. Date the lease agreement ends.
  - c. Is the lease expected to be renewed? If not, why not?
  - d. Location of the building (City and state).
  - e. Cost of the lease.
  - f. Why the building is necessary for the operations of the Agency / Department.
2. Please provide a detailed list of each building that had a lease that was not renewed since September 7, 2013. Please detail by:
  - a. Date from which the lease agreement was active.
  - b. Date the lease agreement ended.
  - c. Why was the lease not renewed?
  - d. Location of the building (City and state).
  - e. Cost of the lease.
  - f. Why the building was necessary for the operations of the Agency / Department.
3. Please provide a detailed list of each building that is expected to be leased in the next 12 months. Please detail by:
  - a. Date the lease agreement is expected to become active.
  - b. Date the lease agreement is expected to end.
  - c. Expected location of the building (City and state).
  - d. Expected cost of the lease.
  - e. Has this cost been allocated into the budget?
  - f. Why the building is necessary for the operations of the Agency / Department.
4. For each building owned or leased by the Department:
  - a. What is the current occupancy rate for the building?
  - b. If the rate is less than 100%, detail what the remaining being used for.

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**Answer:**

1.  
a-f.

<b>Lease Start Date</b>	<b>Lease End Date</b>	<b>Lease Renewed</b>	<b>Location</b>	<b>Cost of Lease*</b>	<b>Operational requirement</b>
<b>NEW SOUTH WALES</b>					
01-Jul-13	30-Jun-16	Y	Bega	17,832	Regional Radio Studio
01-Dec-13	30-Nov-14	Y	Coffs Harbour	12,044	Regional Radio Studio
05-Nov-08	04-Nov-13	N Note 1	Gosford	19,824	Regional Radio Studio
01-Apr-11	31-Mar-14	Y	Muswellbrook	6,684	Regional Radio Studio
01-Mar-13	28-Feb-18	Y	Nowra	14,250	Regional Radio Studio
15-Jul-13	14-Jul-14	Y	Parramatta	14,143	News Bureau
Monthly arrangement		Y	Sydney Opera House	8,212	Recording Booth/Studio
01-Oct-12	30-Sep-17	Y	Tamworth	17,311	Regional Radio Studio
<b>NSW Sub-Total (Leased)</b>			<b>8</b>	<b>110,300</b>	
<b>AUSTRALIAN CAPITAL TERRITORY</b>					
01-Jan-10	31-Dec-14	Y	Canberra - Parl. House	96,803	Media room/Studio
<b>ACT Sub-Total (Leased)</b>			<b>1</b>	<b>96,803</b>	
<b>QUEENSLAND</b>					
01-Sep-13	31-Aug-14	Y	Brisbane - Parl. House	2,806	Media Room
01-Mar-13	28-Feb-16	Y	Bundaberg	22,184	Regional Radio Studio
01-Apr-11	31-Mar-14	Y	Gladstone	5,939	Regional Radio Studio
29-Jul-13	28-Feb-15	Y	Ipswich	4,053	News Bureau
01-Jan-14	31-Dec-14	Y	Mermaid Beach	13,717	Office
<b>QLD Sub-Total (Leased)</b>			<b>5</b>	<b>45,893</b>	
<b>NORTHERN TERRITORY</b>					
Monthly arrangement		N Note 2	Darwin - 16 Bennett St	65,545	Office Accommodation
01-Dec-11	30-Nov-14	Y	Darwin - Woolner	12,109	OB Van accommodation
01-Jul-13	30-Jun-16	Y	Darwin - Parl. House	2,116	Media Room
01-Apr-14	31-Mar-15	Y	Katherine	5,278	Regional Radio Studio
<b>NT Sub-Total (Leased)</b>			<b>4</b>	<b>85,048</b>	

\* Cost of lease is base rental only and is a per annum cost

Note 1 Landlord has indicated that they will issue a notice to vacate but this has yet to be received

Note 2 Staff occupying the premises will be relocated and the leased premises will no longer be required

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**Communications Portfolio**

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Question 1 (Continued)

<b>Lease Start Date</b>	<b>Lease End Date</b>	<b>Lease Renewed</b>	<b>Location</b>	<b>Cost of Lease*</b>	<b>Operational requirement</b>
			<b>VICTORIA</b>		
15-Jul-13	14-Jul-14	Y	Geelong	5,380	News Bureau
01-Jan-12	31-Dec-17	Y	Horsham	6,064	Regional Radio Studio
01-Sep-11	31-Aug-16	Y	Mildura	12,054	Regional Radio Studio
Monthly arrangement		Y	Morwell	3,467	Regional Radio Studio
01-Mar-05	28-Feb-15	Y	Shepparton	13,629	Regional Radio Studio
<b>VIC Sub-Total (Leased)</b>			<b>5</b>	<b>40,594</b>	
			<b>SOUTH AUSTRALIA</b>		
01-Sep-12	31-Aug-15	Y	Port Augusta	6,348	Regional Radio Studio
01-Jan-05	31-Dec-14	Y	Port Lincoln	18,213	Regional Radio Studio
01-Jan-12	31-Dec-16	Y	Renmark	14,139	Regional Radio Studio
<b>SA Sub-Total (Leased)</b>			<b>3</b>	<b>38,700</b>	
			<b>TASMANIA</b>		
01-Aug-09	31-Jul-14	Y	Burnie	12,469	Regional Radio Studio
<b>TAS Sub-Total (Leased)</b>			<b>1</b>	<b>12,469</b>	
			<b>WESTERN AUSTRALIA</b>		
01-Feb-14	31-Jan-15	Y	Esperance	13,045	Regional Radio Studio
01-Jul-13	30-Jun-18	Y	Kalgoorlie	30,279	Regional Radio Studio
22-Dec-13	21-Dec-14	Y	Karratha - Staff House	37,369	Staff residence
01-Nov-11	31-Oct-14	Y	Kununurra	12,010	Regional Radio Studio
<b>WA Sub-Total (Leased)</b>			<b>4</b>	<b>92,703</b>	
<b>Grand Total</b>			<b>31</b>		

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**Additional Estimates Hearings February 2014**

**Communications Portfolio**

**Australian Broadcasting Corporation**

2.  
a-f.

<b>Lease Start Date</b>	<b>Lease End Date</b>	<b>Reason for not renewing</b>	<b>Location</b>	<b>Cost of Lease*</b>	<b>Operational requirement</b>
			<b>QLD</b>		
01-Nov-11	31-Oct-13	No longer required.	Geebung	\$ 34,049	OB Van Accommodation
<b>QLD Sub-Total (Leased)</b>			<b>1</b>	<b>\$ 34,049</b>	
			<b>VIC</b>		
01-Feb-12	31-Oct-13	Regional Radio Studio & adjoining tenancy acquired	Warrnambool	\$ 4,748	Regional Radio Studio
<b>VIC Sub-Total (Leased)</b>			<b>1</b>	<b>\$ 4,748</b>	
<b>Grand Total</b>			<b>2</b>	<b>\$ 38,798</b>	

\* Cost of lease includes base rental cost only and is the cost incurred from 7 September 2013 until termination

3. There are no premises expected to be leased in the next 12 months.

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**Additional Estimates Hearings February 2014**

**Communications Portfolio**

**Australian Broadcasting Corporation**

4

a-b.

<b>Location</b>	<b>Occupancy Rate</b>	<b>Remaining use</b>
<b>NEW SOUTH WALES</b>		
Ultimo	100%	
Artarmon	100%	
Broken Hill	100%	
Dubbo	100%	
Lismore	100%	
Newcastle	100%	
Orange	100%	
Port Macquarie	100%	
Wagga Wagga	100%	
Wollongong	100%	
Bega	100%	
Coffs Harbour	100%	
Gosford	100%	
Muswellbrook	100%	
Nowra	100%	
Parramatta	100%	
Sydney Opera House	100%	
Tamworth	100%	
<b>AUSTRALIAN CAPITAL TERRITORY</b>		
Dickson	100%	
Canberra - Parl. House	100%	

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**Answers to Senate Estimates Questions on Notice**

**Additional Estimates Hearings February 2014**

**Communications Portfolio**

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Question 4 (continued)

<b>Location</b>	<b>Occupancy Rate</b>	<b>Remaining use</b>
<b>NORTHERN TERRITORY</b>		
Darwin	100%	
Alice Springs	100%	
Darwin - 16 Bennett St	100%	
Darwin - Woolner	100%	
Darwin - Parl. House	100%	
Katherine	100%	
<b>QUEENSLAND</b>		
Brisbane - South Bank	80%	Retail tenants/SBS/QSO
West End - Ferry Rd	0%	Vacant
Cairns	100%	
Longreach	100%	
Mackay	100%	
Maroochydore	100%	
Mermaid Beach	100%	
Mount Isa	100%	
Rockhampton	100%	
Toowoomba	100%	
Townsville	100%	
Longreach - Staff House	100%	
Mount Isa - Staff House	100%	
Brisbane - Parl. House	100%	
Bundaberg	100%	
Gladstone	100%	
Geebung	0%	Lease Terminated
Ipswich	100%	
Mermaid Beach	100%	
<b>VICTORIA</b>		
Southbank	90%	MSO
Southbank - Sturt St	0%	Construction
Elsternwick - Gordon St	100%	
Elsternwick - Selwyn St	100%	
Ballarat	100%	
Bendigo	100%	
Sale	100%	
Warrnambool	100%	
Wodonga	100%	
Geelong	100%	
Horsham	100%	
Mildura	100%	
Morwell	100%	
Shepparton	100%	

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**Additional Estimates Hearings February 2014**

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Question 4 (continued)

<b>Location</b>	<b>Occupancy Rate</b>	<b>Remaining use</b>
<b>SOUTH AUSTRALIA</b>		
Collinswood	90%	State Gov. Tenants
Collinswood - CP	0%	Carparking
Mount Gambier	100%	
Port Pirie	100%	
Port Augusta	100%	
Port Lincoln	100%	
Renmark	100%	
<b>TASMANIA</b>		
Hobart	76%	Tenants/vacant
Launceston	100%	
Burnie	100%	
<b>WESTERN AUSTRALIA</b>		
East Perth	90%	Tenants/vacant
Albany	100%	
Broome	100%	
Bunbury	100%	
Geraldton	100%	
Karratha	100%	
Wagin	0%	Vacant
Broome - Staff House	100%	
Karratha - Staff House	100%	
Karratha - Staff House	100%	
Kununurra - Staff House	0%	Vacant
Esperance	100%	
Kalgoorlie	100%	
Kununurra	100%	