

Senate Standing Committee on Environment and Communications

Answers to Senate Estimates Questions on Notice

Additional Estimates Hearings May 2014

Communications Portfolio

NBN Co Limited

Question No: 340

Program No. NBN Co Limited

Hansard Ref: In Writing

Topic: Land costs

Senator Ludwig asked:

1. How much land (if any) does the Department or Agencies or Authorities or Government corporation within each portfolio own or lease?
2. Please list by each individual land holding, the size of the piece of land, the location of that piece of land and the latest valuation of that piece of land, where that land is owned or leased by the Department, or Agency or Authority or Government Corporation within that Portfolio? (In regards to this question please ignore land upon which Australian Defence force bases are located. Non-Defence Force base land is to be included)
3. List the current assets, items or purse (buildings, facilities or other) on the land identified above.
 - a. What is the current occupancy level and occupant of the items identified in (3)?
 - b. What is the value of the items identified in (3)?
 - c. What contractual or other arrangements are in place for the items identified in (3)?
4. How many buildings (if any) does the Department or Agencies or Authorities or Government Corporation within each portfolio own or lease?
5. Please list by each building owned, its name, the size of the building in terms of square metres, the location of that of that building and the latest valuation of that building, where that building is owned by the Department, or agency or authority or Government corporation within that portfolio? (In regards to this question please ignore buildings that are situated on Australian Defence force bases. Non-Defence Force base buildings are to be included).
6. In regards to any building identified in Q4, please also detail, the occupancy rate as expressed as a percentage of the building size. If occupancy is identified as less than 100%, for what is the remaining space used?

Answer:

1. Total land owned and leased – 1,004,223.46 square metres
2. See table below:

NLA sqm	State	Address	Town	Classification	Owned or Leased	Latest valuation	Valuation or Purchase Price
9,000.00	NSW	6, Roberts Road	Eastern Creek	Aggregation Node	Owned	\$3,058,839	Purchase Price
8,501.00	NSW	3 Kelray Place	Asquith	Aggregation Node	Owned	\$2,351,289	Purchase Price
325,400.00	NSW	Lot12DP757268-Lot1DP626741 Barrier Highway, Nugee, NSW	Broken Hill	Satellite Earth Station	Owned	\$ 300,000	Valuation
70,200.00	NSW	22 Peter Bryant Way	Bourke	Satellite Earth Station	Owned	\$ 59,500	Valuation
50,000.00	NSW	Lot 401 in DP1187016, Wanatta Lane	Wolumla	Satellite Earth Station	Owned	\$ 150,000	Valuation
30,000.00	QLD	6 Kimbler Road (TR: 50098717)	Roma	Satellite Earth Station	Owned	\$ 900,000	Valuation

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8,910.00	SA	73 O Sullivans Beach Road	Lonsdale	Aggregation Node	Owned	\$2,379,955	Purchase Price
63,300.00	SA	Lot 82 in D92988 Goode Road	Ceduna	Satellite Earth Station	Owned	\$ 360,340	Valuation
28,517.00	TAS	479 Harwoods Road (Registered Plan S.P21212)	Castle Forbes Bay	Satellite Earth Station	Owned	\$ 321,000	Valuation
2,700.00	VIC	282 Lorimer Street	Port Melbourne	Aggregation Node	Owned	\$5,196,450	Purchase Price
108,349.00	WA	Lot 300 in DP 63971 Volume 2709, Folio 997, Hall Road	Binduli	Satellite Earth Station	Owned	\$ 785,000	Valuation
100,000.00	WA	2 Abattoir Road	Moonyoonooka	Satellite Earth Station	Owned	\$ 300,000	Valuation
10,000.00	WA	Lot 1, Mahony Avenue	Carnarvon	Satellite Earth Station	Owned	\$ 450,000	Valuation
69,950.00	WA	Lot 100/ DP76316, 8898 South Western Highway	Wagerup	Satellite Earth Station	Owned	\$ 275,000	Valuation
-	TAS	31 Gibson Street	Smithton	Shelter	Owned	\$ 17,137	Purchase Price
-	TAS	37 George Street	Scottsdale	Shelter	Owned	\$ 15,411	Purchase Price
260.70	ACT	Unit 2-3, 16 National Circuit	Canberra	Office	Subleased	N/A	N/A
374.89	ACT	Unit 8 - 65 Tennant Street	Fyshwick	Depot/Office	Subleased	N/A	N/A
9,465.63	NSW	100 Arthur Street	North Sydney	Office	Leased	N/A	N/A
6,230.51	NSW	50 Miller Street	North Sydney	Office	Subleased	N/A	N/A
2,795.89	NSW	423 Pennant Hills Road	Pennant Hills	Depot/Office	Leased	N/A	N/A
333.63	NSW	Unit 9- 6 Elbow Street	Coffs Harbour	Depot/Office	Leased	N/A	N/A
385.18	NSW	67-71 King Street	Warrawong	Depot/Office	Leased	N/A	N/A
694.00	NSW	8 Kings Road, New Lambton	Newcastle	Depot/Office	Leased	N/A	N/A
401.45	NT	Unit 6, 396 Stuart Highway	Winnellie	Depot/Office	Leased	N/A	N/A
400.00	NT	Site 534 Miller Street - Alice Springs Airport	Alice Springs	Satellite Earth Station	Subleased	N/A	N/A
246.54	NT	Unit 8, 396 Stuart Highway	Winnellie	Depot/Office	Leased	N/A	N/A
321.44	QLD	Unit 6 - 508-518 Woolcock Street	Townsville	Depot/Office	Leased	N/A	N/A
1,862.46	QLD	38 Southgate Avenue	Cannon Hill	Depot/Office	Leased	N/A	N/A
293.63	QLD	35-37 Macaree Street	North Rockhampton	Depot/Office	Leased	N/A	N/A
1,499.36	QLD	169 Varsity Parade	Varsity Lakes	Call Centre	Leased	N/A	N/A
17,300.00	QLD	470 Bradman Road	Acacia Ridge	Aggregation Node	Leased	N/A	N/A
12,600.00	QLD	605 Zillmere Road	Aspley	Aggregation Node	Leased	N/A	N/A
196.00	QLD	145 Sinnathamby Boulevard	Springfield Lakes	Data Centre	Leased	N/A	N/A
10.00	QLD	Pier Point Road	Cairns	Serviced Office	Leased	N/A	N/A
10.00	QLD	1 Ungerer Street	Mackay	Serviced Office	Leased	N/A	N/A
2,150.00	SA	33 Richmond Road	Keswick	Depot/Office	Leased	N/A	N/A
10,500.00	SA	8-12 George Street	Green Fields	Aggregation Node	Leased	N/A	N/A

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629.03	TAS	54-60 Victoria Street	Hobart	Office	Leased	N/A	N/A
369.81	TAS	113 Cimitiere Street	Launceston	Depot/Office	Subleased	N/A	N/A
6,183.48	VIC	360 Elizabeth Street	Melbourne	Office	Leased	N/A	N/A
4,377.16	VIC	1010 La Trobe Street, Docklands	Melbourne	National Operations Test Facility	Leased	N/A	N/A
2,120.49	VIC	380 Docklands Drive - Docklands	Melbourne	Depot/Office	Leased	N/A	N/A
4,458.32	VIC	960 Stud Road	Rowville	Warehouse	Leased	N/A	N/A
12,400.00	VIC	60 Terracotta Drive	Nunawading	Aggregation Node	Leased	N/A	N/A
6,738.77	VIC	655 Collins Street - Docklands	Melbourne	Office	Leased	N/A	N/A
400.00	VIC	Unit 2, 21 Glenville Road	Melton	Office	Leased	N/A	N/A
1,558.88	WA	1-9 Tanunda Drive	Rivervale	Depot/Office	Leased	N/A	N/A
4,910.25	WA	29-47 Charles Street	Bentley	Aggregation Node	Leased	N/A	N/A
7,100.00	WA	5 Prosperity Avenue	Wangara	Aggregation Node	Leased	N/A	N/A
218.96	WA	4 Pollard Street	Geraldton	Depot/Office	Leased	N/A	N/A

3. NBN Co leases and owns premises and buildings on the land identified above
 - a. Occupancy level, as per no 6. below - All buildings currently owned or leased by NBN Co are solely occupied by NBN Co.
 - b. This information is unknown at this time.
 - c. Leases and maintenance contracts.
4. Total NBN Co Properties:51 (Owned – 16; Leased – 35)
5. Refer table above.
6. During the period occupancy ranged between 95 to 100 per cent depending upon the timing of departing and recruited staff.