

**Economics Legislation Committee**  
**ANSWERS TO QUESTIONS ON NOTICE**  
Industry Portfolio  
Budget Estimates Hearing 2014-15  
2-3 June 2014

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**AGENCY/DEPARTMENT:** DEPARTMENT OF INDUSTRY

**TOPIC:** Land Costs

**REFERENCE:** Written Questions – Senator Ludwig

**QUESTION No.:** BI-134

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**

**DEPARTMENT OF INDUSTRY**

1. The Department does not own any land.
2. Not applicable.
3. Not applicable.
4. 77 buildings.
5. Please refer to BI-115 for a consolidated response on Property data.
6. Please refer to BI-115 for a consolidated response on Property data.

**AUSTRALIAN INSTITUTE OF MARINE SCIENCE (AIMS)**

1-6. Please refer to the response to AI-69.

**AUSTRALIAN NUCLEAR SCIENCE AND TECHNOLOGY ORGANISATION (ANSTO)**

1-6. Please refer to the response to AI-69.

**AUSTRALIAN SKILLS QUALITY AUTHORITY (ASQA)**

1-5. Please refer to the response to AI-69.

6. Each leasehold is fully occupied by ASQA (i.e. 100%).

**COMMONWEALTH SCIENTIFIC AND INDUSTRIAL RESEARCH ORGANISATION (CSIRO)**

1. CSIRO owned land = 40,913,317m<sup>2</sup>  
CSIRO leased land = 3,852,341,665m<sup>2</sup>

2. Table below includes all land owned and leased by CSIRO – as at 30 June 2014:

<b>Location</b>	<b>Owned</b>	<b>Leased</b>	<b>Valuation* – as at 30 June 2011 unless otherwise indicated</b>
ACT: Campbell	-	4.01 Ha	N/A
ACT: Black Mountain	37.385 Ha	-	\$39,000,000
ACT: Crace	-	35.57 Ha	N/A
ACT: Ginninderra	-	701.612 Ha	\$10,400,000
ACT: Yarralumla	-	12.85 Ha	N/A
ACT: Tidbinbilla	-	130.5873 Ha	N/A
NSW: Armidale “Chiswick”	1,512.06 Ha	-	\$4,250,000
NSW: Armidale “Arding”	325.273 Ha	-	\$1,154,000
NSW: Lindfield	20.49 Ha	-	\$44,500,000 (30 June 2013)
NSW: Lindfield	836 m <sup>2</sup>	-	\$700,000 (30 June 2013)
NSW: Narrabri	1,242.82 Ha	-	\$870,000
NSW: Marsfield	7.315 Ha	-	\$22,000,000
NSW: Parkes	165.955 Ha	-	\$315,000
NSW: North Ryde	-	6.56 Ha	N/A

<b>Location</b>	<b>Owned</b>	<b>Leased</b>	<b>Valuation* – as at 30 June 2011 unless otherwise indicated</b>
NSW: Myall Vale	-	162 Ha	N/A
NSW: Mopra	1,471 Ha	-	\$15,000
NSW: Newcastle	5,305 Ha	-	\$8,500,000
NSW: North Ryde – The Village	0.7192 Ha	-	\$5,000,000 (30 June 2013)
NSW: North Ryde – Conservation Zone	0.6 Ha	-	\$150,000
NT: Darwin	21.63 Ha	-	\$5,400,000
NT: Karana	-	145 m <sup>2</sup>	N/A
QLD: Atherton	3,6414 Ha	-	\$1,450,000
QLD: Pullenvale	24.5 Ha	-	\$21,000,000
QLD: Gatton	-	27.21 Ha	N/A
QLD: Woodstock	650 Ha	-	\$1,100,000
QLD: Weipa	-	1,501 m <sup>2</sup>	N/A
SA: Waite Campus	-	2.67 Ha	N/A
TAS: Hobart	2.92 Ha	-	\$23,000,000
TAS: Sandy Bay	-	1.13 Ha	N/A
TAS: Droughty Point	-	0.20 Ha	N/A
VIC: Geelong AAHL	35.09 Ha	-	\$21,000,000
VIC: Aspendale	1.87 Ha	-	\$4,700,000
VIC: Clayton (Includes Clayton North and Notting Hill)	15.38 Ha	-	\$53,850,000
VIC: Geelong Belmont	6.37 Ha	-	\$7,300,000 (2013)
VIC: Highett	9.28 Ha	-	\$39,000,000 (30 June 2013)
VIC: Irymple	15.79 Ha	-	\$150,000
VIC: Parkville	0.49 Ha	-	\$12,000,000
VIC: Notting Hill	0.16 Ha	-	Included in

<b>Location</b>	<b>Owned</b>	<b>Leased</b>	<b>Valuation* – as at 30 June 2011 unless otherwise indicated</b>
			Clayton Value
VIC: Clayton North	3.71 Ha	-	Included in Clayton Value
VIC: Werribee “Sneydes Road”	4.338 Ha	-	\$4,100,000 (Valuation – Purchase Price)
VIC: Werribee “South Road”	-	8.13 Ha	N/A
VIC: Flinders	-	0.03 Ha	N/A
WA: Floreat	10.935 Ha	-	\$32,800,000
WA: Kensington	2.6881 Ha	4.3072 Ha	\$35,000,000
WA: Waterford	-	4.30 Ha	\$3,340,000
WA: Geraldton	-	2,500 m <sup>2</sup>	N/A
WA: Murchison	-	346,748 Ha	\$5,000,000
FRANCE: Montpellier	2.5 Ha	-	\$464,046 (30 June 2013)

\*latest valuation by independent valuer

3a. CSIRO is unable to provide the occupancy rate for its accommodation as the vast majority of its buildings include specialist space for which there are no benchmarks available. CSIRO reviews the utilisation of its properties on an ongoing basis as an integral part of its Property Investment Plan. Where a property is identified as no longer meeting CSIRO operational needs, CSIRO seeks to divest of that property to fund the ongoing management and improvement of its wider portfolio.

3b and c. Table below lists current buildings, facilities or other property assets located on the land identified in Questions 1 and 2 above – as at 30 June 2014:

<b>Location</b>	<b>Number of Buildings, Facilities or Other property assets</b>	<b>Value – as at 30 June 2013 unless otherwise indicated</b>	<b>What contract or other arrangements are in place?</b>
ACT: Campbell	4	N/A	Lease
ACT: Black Mountain	157	\$133,885,841	-
ACT: Crace	39	N/A	Lease
ACT: Ginninderra	38	\$1,027,241	-

<b>Location</b>	<b>Number of Buildings, Facilities or Other property assets</b>	<b>Value – as at 30 June 2013 unless otherwise indicated</b>	<b>What contract or other arrangements are in place?</b>
ACT: Yarralumla	31	N/A	Lease
ACT: Tidbinbilla	72	N/A	N/A – Buildings owned by NASA
NSW: Armidale “Chiswick”	56	\$7,398,164	-
NSW: Armidale “Arding”	4	\$149,264	-
NSW: Lindfield	24	\$39,770,718	-
NSW: Lindfield Childcare Block	0	N/A	-
NSW: Narrabri	33	\$2,982,394	-
NSW: Marsfield	33	\$10,328,607	-
NSW: Parkes	32	\$4,166,291	-
NSW: North Ryde	33	N/A	Lease
NSW: Myall Vale	16	\$1,842,374	Lease – land only
NSW: Mopra	2	\$216,621	-
NSW: Newcastle	5	\$29,079,716	-
NSW: North Ryde – The Village	2	\$1,200,000	-
NSW: North Ryde – Conservation Zone	0	N/A	N/A
NT: Darwin	16	\$5,186,759	-
NT: Karana	0	N/A	Lease – land only
QLD: Atherton	12	\$1,574,240	-
QLD: Pullenvale	24	\$51,833,386	-
QLD: Gatton	8	\$1,267,871	Lease – land only
QLD: Woodstock	16	\$1,244,239	-
QLD: Weipa	2	\$0	Lease – land only

<b>Location</b>	<b>Number of Buildings, Facilities or Other property assets</b>	<b>Value – as at 30 June 2013 unless otherwise indicated</b>	<b>What contract or other arrangements are in place?</b>
SA: Waite Campus	34	\$23,305,124	Lease – land only
TAS: Hobart	17	\$29,500,240	-
TAS: Sandy Bay	9	\$2,829,577	Lease – land only
TAS: Droughty Point	1	P&E	Lease – Land only
VIC: Geelong AAHL	17	\$336,467,766	-
VIC: Aspendale	9	\$4,567,069	-
VIC: Clayton (Includes Notting Hill)	48	\$77,924,848	-
VIC: Geelong Belmont	19	\$0	-
VIC: Highett	55	\$031,005.38	-
VIC: Irymple	8	\$211,939	-
VIC: Parkville	7	\$13,784,275	-
VIC: Notting Hill	3	Included in Clayton Value	-
VIC: Clayton North	13	\$17,188,824	-
VIC: Werribee “Sneydes Road”	11	\$9,728,518 Acquisition & 30 June 2014	
VIC: Werribee “South Road”	12	\$5,525,917.72	Lease – Land only
VIC: Flinders	0	N/A	N/A
WA: Floreat	51	\$28,945,434	-
WA: Kensington	11	\$71,090,696	Lease – one parcel of land only.
WA: Waterford	15	\$17,246,882	Lease
WA: Geraldton	1	\$3,676,250	Lease – Land only.
WA: Murchison	27	\$17,112,685	Lease

<b>Location</b>	<b>Number of Buildings, Facilities or Other property assets</b>	<b>Value – as at 30 June 2013 unless otherwise indicated</b>	<b>What contract or other arrangements are in place?</b>
FRANCE: Montpellier	6	\$819,040	-

4. Number of CSIRO owned buildings, facilities or other property assets = 743  
Number of CSIRO leased buildings, facilities or other property assets = 291
5. Table showing each location with numbers and areas of CSIRO buildings, facilities or other property assets (owned versus leased) plus Value is as follows:

<b>Name and Location</b>	<b>Owned buildings, facilities or other property assets (m<sup>2</sup>)</b>	<b>Number of Owned buildings, facilities or other property assets</b>	<b>Value –as at 30 June 2013</b>
ACT: Black Mountain	78,263	157	\$133,885,841
ACT: Ginninderra	25,914	38	\$1,027,241
NSW: Armidale “Chiswick”	10,776	56	\$7,398,164
NSW: Armidale “Arding”	546	4	\$149,264
NSW: Lindfield	38,355	24	\$39,770,718
NSW: Narrabri	3,574	33	\$2,982,394
NSW: Marsfield	14,939	33	\$10,328,608
NSW: Parkes	5,181	32	\$4,166,291
NSW: Lucas Heights	2,899		\$3,863,607
NSW: Myall Vale	2,860	16	\$1,842,374
NSW: Mopra	159	2	\$216,621
NSW: Newcastle	9,904	5	\$29,079,716
NSW: North Ryde – The Village	3,137	2	\$1,200,000
NT: Darwin	3,694	16	\$5,186,759
NT: Alice Springs DKP	-	-	\$2,860,455
QLD: Atherton	2,201	12	\$1,574,240
QLD: Pullenvale	20,718	24	\$51,833,386
QLD: Gatton	1,445	8	\$1,267,871
QLD: Woodstock	1,495	16	\$1,244,239
QLD: Weipa	96	2	\$18,669
SA: Waite Campus	16,804	34	\$23,305,124
TAS: Hobart	20,255	17	\$29,500,240
TAS: Sandy Bay	3,285	9	\$2,829,577

<b>Name and Location</b>	<b>Owned buildings, facilities or other property assets (m<sup>2</sup>)</b>	<b>Number of Owned buildings, facilities or other property assets</b>	<b>Value –as at 30 June 2013</b>
VIC: Geelong AAHL	70,788	17	\$336,467,766
VIC: Aspendale	7,588	9	\$4,567,069
VIC: Clayton (Includes Notting Hill)	62,402	48	\$77,924,848
VIC: Geelong Belmont	22,777	19	\$0
VIC: Highett	29,688	55	\$31,005
VIC: Irymple	562	8	\$211,939.17
VIC: Parkville	7,340	7	\$13,784,275
VIC: Notting Hill	792	3	Included in Clayton Value
VIC: Clayton North	1,655	13	\$17,188,824
VIC: Werribee “Sneydes Road”	11,949	11	\$9,728,518 Acquisition price plus 30/6/14
VIC: Werribee “South Road”	3,604	12	\$4,636,466.24
WA: Floreat	22,531	51	\$28,945,434
WA: Kensington	23,823	11	\$71,090,696
FRANCE: Montpellier	1,674	6	\$819,040

6. Please refer to the response to AI-69

### **GEOSCIENCE AUSTRALIA**

1. Geoscience owned land - 118,430m2. Land leased – 837,085m2.

2.

<b>Location</b>	<b>Size</b>	<b>Valuation (as at June 2012)</b>	<b>Type</b>
Schwarz Crescent , Alice Springs, NT	1.05 ha	\$900,000	Owned
Block 62 East Kowen (forest) ACT	8.729 ha	\$75,000	Owned
Lot 150 RP 607999, Gladstone Qld	440sm	\$20,000	Owned
Off Myers Creek Road, Toolangi, Vic	2.02 ha	\$120,000	Owned
Block 9 Section 107 Symonston ACT	16.03 ha	\$14,950,000 Unimproved Land Value – Rates Assessment	Lease
Lot 9398, Heath Road, Alice Springs, NT	2 ha	Not known	Lease
Lot 5 Yarragadee West Road, Nangetty, Shire of Mingenew, WA	20 ha	Not known	Lease
Australian Satellite Laser Ranging site at Mount Stromlo Observatory, Cotter Road, Weston Creek, ACT	0.1 ha	Not known	Lease
Round Hill Point Tasmania Light House, Bass Highway, Parish of Stowport, Land District of	1 m2	Not known	Lease

Devon, Tasmania			
Hand Street, Charters Towers (part of Lot 35 Crown Plan DV276) (Lat: -20.0876 Long:: 146.25), Queensland	39.8 ha	Not known	Lease
Mundaring Weir, Jarrahdale State Forest, WA (Lat: -31.9781, Long: 116.212)	21.75 ha	Not known	Lease
Off Military Road via Gingin, Gngangara-Moore River State Forest	585 m2	Not known	Lease

3-6. Please refer to the response to AI-69.

### **IP AUSTRALIA**

1-6. Please refer to the response to AI-69.

### **NATIONAL OFFSHORE PETROLEUM SAFETY AND ENVIRONMENTAL AUTHORITY (NOPSEMA)**

1-6. Please refer to the response to AI-69.