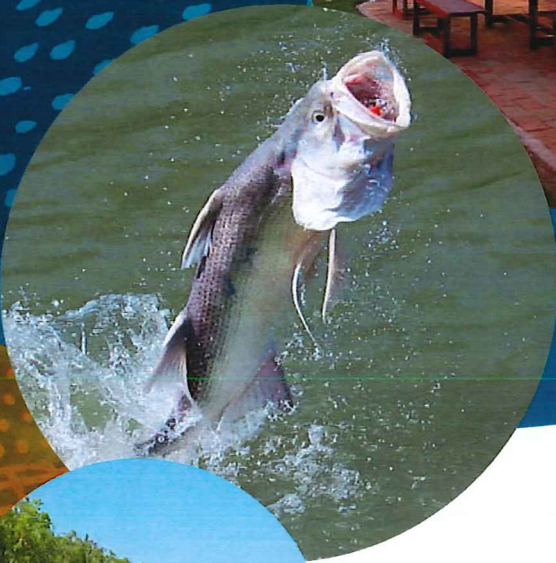
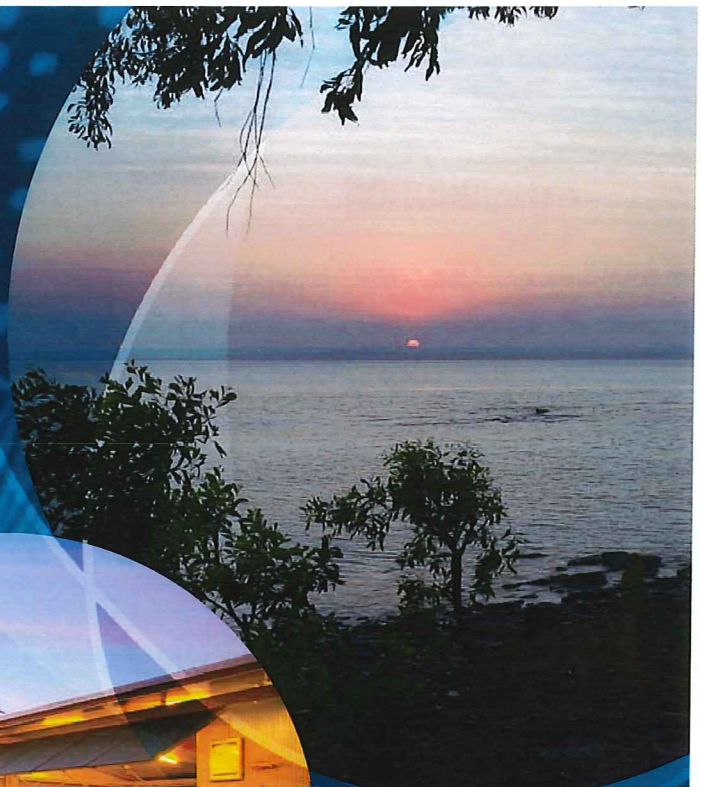


TIWI ISLANDS EXPRESSION OF INTEREST



PRIVATE SECTOR INVESTMENT OPPORTUNITIES

www.landdevcorp.nt.gov.au

LEGISLATIVE ASSEMBLY OF THE NT
TABLED DOCUMENTS

Committee:..... *Estimates*

Paper No: *3.2* Date: *15/6/16*

Tabled By:..... *Giles*

Signed:..... 

LAND DEVELOPMENT
CORPORATION





INTRODUCTION

The Tiwi Land Council is working with the Land Development Corporation to support economic development on the Tiwi Islands by providing the private sector with investment opportunities. There are a range of development opportunities available via long term leases. The Land Development Corporation is seeking expressions of interest for developments on the Tiwi Islands.

BUSINESS MODELS

Long term leases of up to 99 years will be available to suitable investors. The leases will be established on a commercial basis with a fair market value for rent. There are a range of business models that may be suitable including private ownership and a joint venture with Tiwi people.

DEVELOPMENT OPPORTUNITIES

There are a range of opportunities available on the Tiwi Islands including:

- Tourism and Residential
- Aquaculture
- Agriculture
- Industrial

AVAILABLE SITES

There are a broad range of land and sea areas available for development as detailed in the Tiwi Islands Investment Opportunity available at www.landdevcorp.nt.gov.au/projects/tiwi-islands

BENEFITS

A significant benefit to investors is the support that can be provided by the Land Development Corporation, including interaction with Traditional Owners, assistance with Government process and technical advice.

SITE VISITS

The Tiwi Islands are in close proximity to Darwin and are easily accessible by sea and air. Investors that have an interest in a site visit should contact the Land Development Corporation for advice.



OVERVIEW

The Land Development Corporation will support and facilitate the lease process for investors. The Land Development Corporation has formal and informal arrangements that involve the Tiwi Land Council and Traditional Owners through the lease process.



EXPRESSION OF INTEREST

- Investor reviews the Tiwi Islands Investment Opportunity suite of documentation and contacts the Land Development Corporation
- Investor prepares a project concept
- Land Development Corporation undertakes investor qualification
- Investor and Land Development Corporation refine project concept



SITE SELECTION

- Land Development Corporation provides background information
- Investor and Land Development Corporation investigate sites
- Investor selects preferred site



AGREEMENT TO SUB-LEASE

- Investor drafts detailed development proposal
- Investor and Land Development Corporation execute agreement to sub-lease



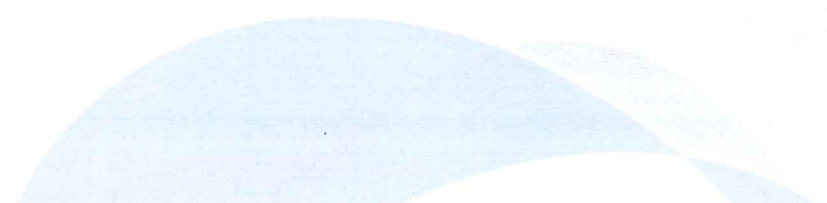
LEASE AND SUB-LEASE

- Investor and Land Development Corporation facilitate formal consultation by Tiwi Land Council with Traditional Owners
- Investor surveys site and obtains subdivision approval
- Land Development Corporation executes lease with Tiwi Aboriginal Land Trust
- Land Development Corporation executes sub-lease with Investor



DEVELOPMENT AND BUSINESS START UP

- Land Development Corporation establishes ongoing community consultation forum
- Investor finalises designs and obtains development approval
- Investor undertakes the development and starts the new business



SUBMITTING AN EXPRESSION OF INTEREST

The submission of an expression of interest is the first step in undertaking a development opportunity on the Tiwi Islands.

The submission will be a short proposal addressing the following:

- Overview of organisation
- Current projects/business
- Business concept
- Resources and funding approach for this project
- Economic development opportunities for Tiwi People
- Sustainable development and business principles
- Sustainable environmental and social outcomes

The submission is to be delivered to landdevcorp@nt.gov.au.

FURTHER INFORMATION

Additional information about the development opportunities and the Tiwi Islands is available including:

Tiwi Islands Investment Opportunity

www.landdevcorp.nt.gov.au/projects/tiwi-islands

Tiwi Islands Snapshot

www.landdevcorp.nt.gov.au/projects/tiwi-islands

Tiwi Islands Regional Profile

www.landdevcorp.nt.gov.au/projects/tiwi-islands

Tiwi Islands Economic Profile

www.landdevcorp.nt.gov.au/projects/tiwi-islands

Northern Territory Tourism Statistics

www.landdevcorp.nt.gov.au/projects/tiwi-islands



Contact the Land Development Corporation

Further information is available from:

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