

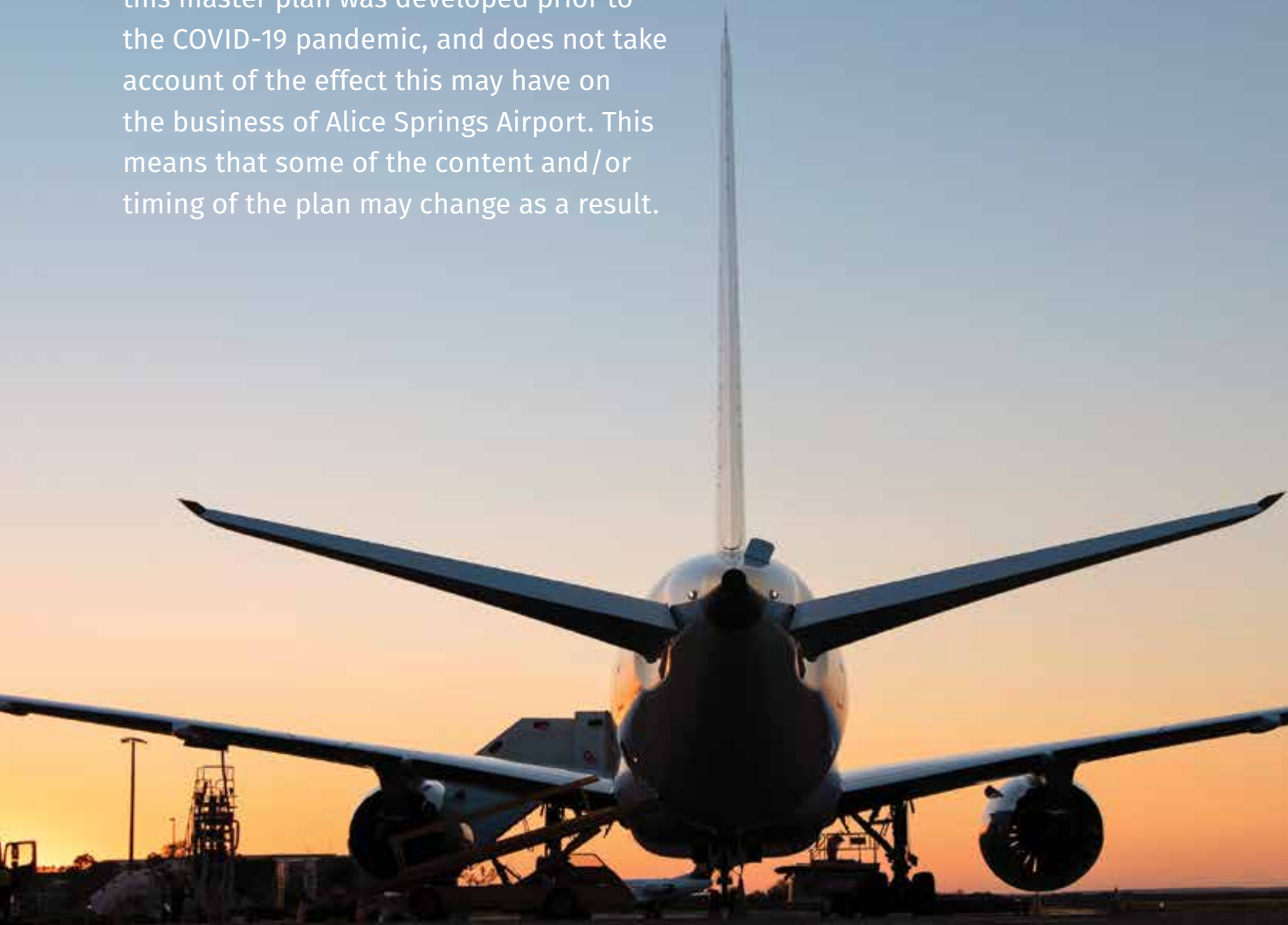
Alice Springs Airport  
**2020 Master Plan**

*Final – Summary*

Approved 30 November 2020



The Alice Springs Airport 2020 Master Plan has been prepared with care based on information available at the time of writing. Please note that the content for this master plan was developed prior to the COVID-19 pandemic, and does not take account of the effect this may have on the business of Alice Springs Airport. This means that some of the content and/or timing of the plan may change as a result.



## Welcome

I am proud to present the Alice Springs Airport 2020 Master Plan, which includes the Alice Springs Airport Environment Strategy.

This important document outlines our vision for Alice Springs Airport over the next 20 years. Both a regulatory requirement and an important strategic planning tool, it is a blueprint for the airport's development, painting a coherent picture of the airport's operational, economic, commercial, social and environmental aspects that will guide our planning out to 2040.

Alice Springs Airport has long been the gateway to the 'Red Centre' and welcomes some 620,000 passengers every year. Our close partnerships with the tourism industry, government, regulators and many other stakeholders help us connect Territory communities and provide essential facilities for the aviation and defence industries.

Since privatisation in 1998, more than \$80 million has been invested in Alice Springs Airport.

This 2020 master plan covers the same core concepts as the previous four master plans. The updates mainly reflect the airport's modest growth projections, its evolving airport business and the needs of our business partners. The eight-year Airport Environment Strategy included in the master plan continues our strong environmental management regime.

This 20-year master plan also describes a 2040 development concept for our 3550 hectare airport site, with aeronautical and commercial uses.

Yours sincerely

**TONY EDMONDSTONE**  
Chief Executive Officer  
Alice Springs Airport



Alice Springs township

AIRPORT BOUNDARY

## Overview

The Alice Springs Airport 2020 Master Plan was approved by the Federal Minister for Infrastructure, Transport and Regional Development on 30 November 2020.

The 2020 master plan is a blueprint for Alice Springs Airport's progressive and orderly development. It is both a regulatory requirement and an important strategic planning tool that outlines our vision for projected growth and development over the next 20 years.

The 2020 master plan retains the fundamental concepts of previous master plans. It is the fifth master plan developed by Alice Springs Airport since the airport was privatised in 1998.





# Background on Alice Springs Airport

Alice Springs Airport Pty Ltd holds a 50-year lease (plus a 49-year option) over the Alice Springs Airport site from the Australian Government under the *Airports Act 1996*.

Alice Springs Airport’s parent company is Airport Development Group (ADG), which owns 100 per cent of Northern Territory Airports Pty Ltd (NTAPL). NTAPL owns all of Darwin International Airport Pty Ltd and Alice Springs Airport Pty Ltd, which hold the leases over Darwin International Airport and Alice Springs Airport respectively. ADG also owns 100 per cent of Tennant Creek Airport Pty Ltd.

## Regulatory context

The *Airports Act* and its Regulations set out the requirements for the airport’s management and operation. Under the Act, Alice Springs Airport must prepare a 20-year master plan, including an airport environment strategy, to guide the development of existing and proposed airport land uses and facilities. Until recently, we were required to renew the master plan every five years; however, recent amendments to the *Airports Act* have extended this to every eight years.

The previous 2015 master plan and environment strategy for Alice Springs Airport is valid until 1 October 2020.



# Key features of the 2020 master plan

Alice Springs Airport incorporates around 3550 hectares, making it Australia's largest airport in terms of area.

The 2020 master plan provides long-term development concepts for the airport out to 2040 with an optimal mix of aeronautical and non-aeronautical uses.

While the 2020 master plan provides a framework for future development until 2040, it is also flexible to meet changing conditions. The 2040 development concept is based on comprehensive technical studies, wide consultation and confidence in the future of the airport business.

The 2020 master plan demonstrates that Alice Springs Airport can accommodate forecast growth in aircraft movements and passenger activity, aviation support facilities and commercial developments.

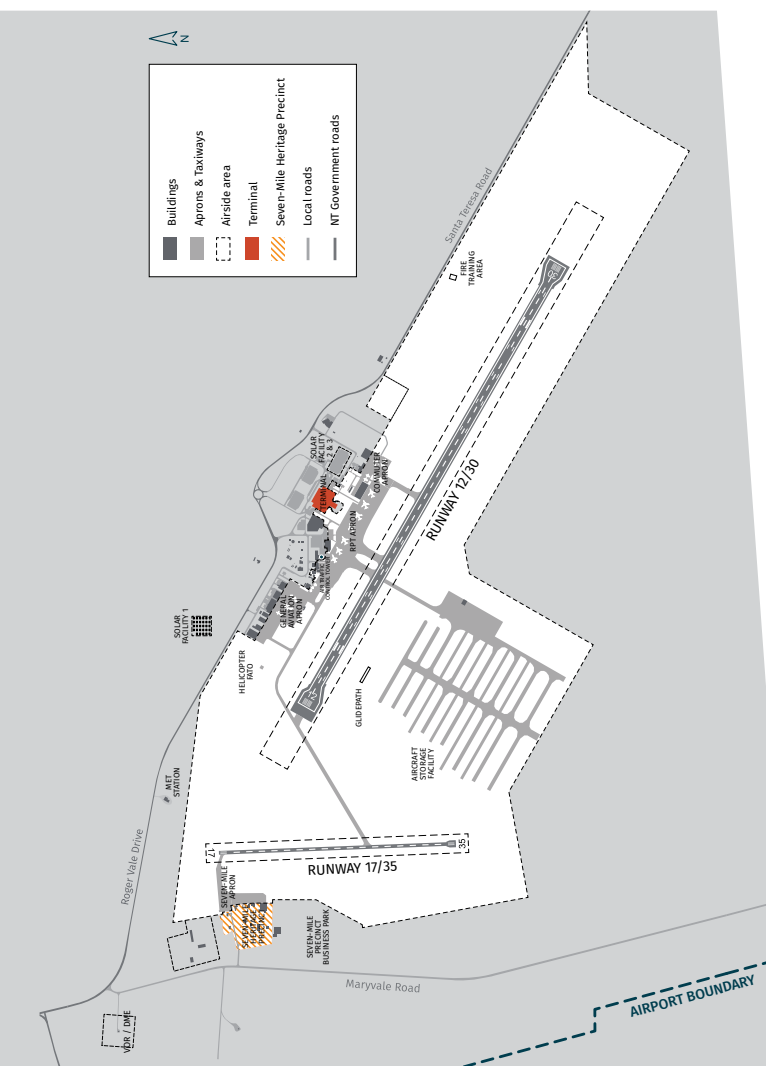
## Planning context

Alice Springs Airport has established the following development objectives to guide our planning and development of aeronautical and non-aeronautical facilities and services:

- Ensure that planning supports long-term development as an airport with an optimal mix of aeronautical uses.
- Provide a safe, secure, reliable and sustainable airport operating environment.
- Enhance the airport's contribution to Northern Territory economic growth through developing the airport's aviation and property business and by facilitating the success of our business partners.
- Integrate environmental considerations into the development of facilities and services and seek to minimise their impact on the natural environment.
- Engage with key community, business and government stakeholders on airport-related economic, social and environmental issues, and be mindful of surrounding community interests.
- Provide airport infrastructure and facilities that are timely, cost-effective and flexible in use and provide a good customer experience.
- Undertake developments that enhance value to our shareholders and the broader economic community.

We are committed to effective and genuine consultation with airport stakeholders. Our clearly articulated approach to planning will ensure accurate information is shared and feedback about the airport's development is encouraged.

In preparing the 2020 master plan, we consulted with government agencies, airlines, general aviation operators and airport businesses, and the community to ensure it will meet the needs of all stakeholders.



Alice Springs Airport Current Layout 2020

 **2**  
Runways

 **2,438**  
Main runway length

**Sustainability**

Corporate sustainability means conducting our business to create value for our present stakeholders while protecting the rights of future stakeholders. Sustainability is important for the health of the environment and the prosperity of communities, and it also represents good business.

Central to our Sustainability Strategy is our commitment to action, measure and demonstrate improvement against key sustainability indicators. We report annually on our performance in this area in line with the Global Reporting Initiative (GRI) Sustainability Reporting Standards, prepared in accordance with the ‘Core’ option.

**Social, economic and regional significance**

Aviation is critical to the economic and social development of the Northern Territory. The remoteness of many communities, weather, road conditions and distance from major population centres makes NT residents more reliant on aviation services than those of any other jurisdiction.

Alice Springs Airport is the major Central Australian airport. It is estimated that its business activities directly employ some 360 people from 60 businesses. A further 270 people are indirectly employed, bringing the airport’s overall employment contribution to some 630 people.

Alice Springs Airport’s economic benefit to the Northern Territory economy is significant, with direct and indirect contributions to gross regional product (GRP) in 2018 estimated at \$123 million. This could grow to \$149 million by 2040.

The airport’s contribution to the Territory economy as an enabler of tourism spending is considerable. Alice Springs Airport facilitated an estimated \$209 million in tourism activity in 2018 and more than 1520 tourism jobs.

Alice Springs Airport has been an enthusiastic supporter of the Central Australian community for more than 20 years. We take our social performance in the community we operate in seriously. That includes respect for the traditional owners of the land, the Arrernte people, as well as the cultural and social values of the Alice Springs community.

Stakeholder relations and consultation are integral to Alice Springs Airport’s social performance, including the airport’s Community Aviation Consultation Group and Planning Coordination Forum.

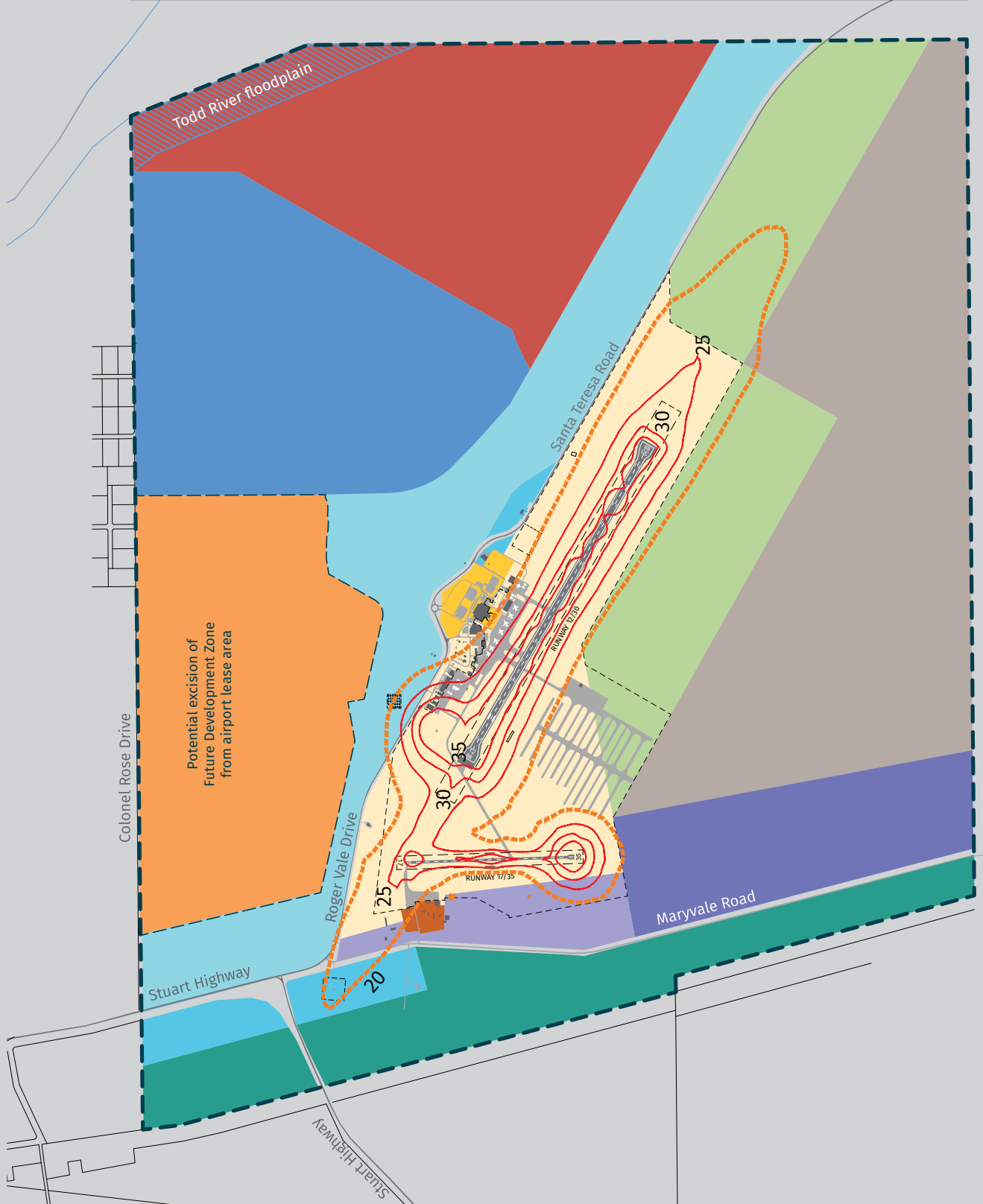
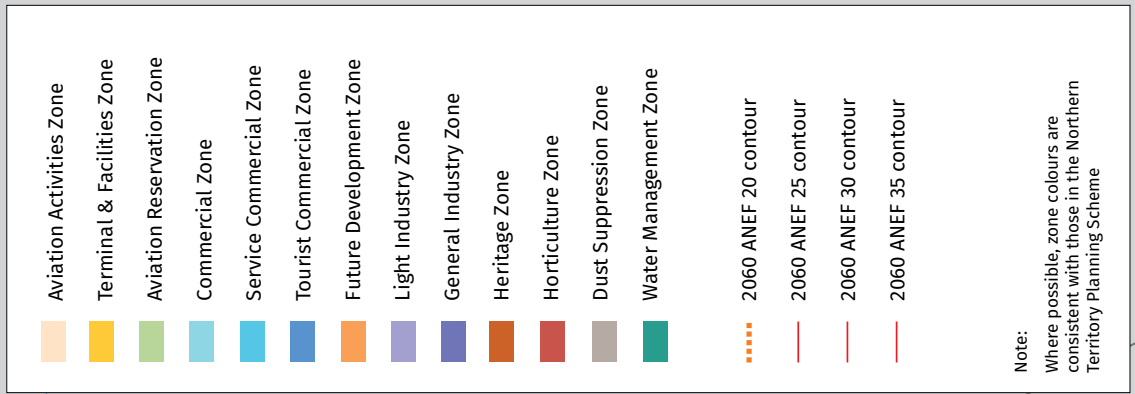
**Aviation activity forecasts**

In the 2018-19 financial year, Alice Springs Airport welcomed 622,000 passengers through the airport. Annual passenger movements (including transit) are projected to grow moderately over the next 20 years, to some 718,000 passengers by 2040.

Regular public transport (RPT) aircraft movements account for approximately one-third of the total movements at Alice Springs Airport. General aviation aircraft make up the remaining two-thirds of aircraft movements. Combined airline and general aviation aircraft movements are forecast to increase marginally to around 25,000 movements by 2040.

It is expected that airlines will fully utilise existing Alice Springs’ capacity and will tend to use larger aircraft rather than schedule extra services. Air freight will continue to be carried predominantly in the cargo hold of passenger services.







### Airport Land Use Plan

Land use planning is fundamental to an airport’s master plan to guide its progressive and orderly development.

In the 2020 master plan, land use planning:

- ensures there is adequate land for expanding aviation activity
- clearly separates the airport’s aeronautical and non-aeronautical uses
- has been done using terminology and definitions in line with the NT Planning Scheme’s where possible, with any variations highlighted
- reflects the large land holding and the significant long-term development potential of the airport.

The Land Use Plan for Alice Springs Airport remains largely unchanged from the previous master plan. The Commercial Zone has been extended eastwards along Santa Teresa Road to the airport boundary.

### Airfield Development Plan

No runway extensions are needed in the 2020 master plan’s planning period. The existing runway system is adequate to cater for projected traffic and is proposed to be retained in its current configuration. Constructing a runway turning loop for the main runway was identified to improve the runway’s usability.

Taxiway enhancements may be required to support the increase in regular public transport (RPT) and general aviation traffic and new apron areas.

The RPT apron will continue to effectively use the space and infrastructure available and expand in a linear manner.

Other general aviation facilities will be developed on a commercial basis. The aircraft storage facility will be expanded in line with demand.

### Terminal Development Plan

We don’t envisage the terminal will be expanded during the planning period of the master plan. Any future growth of the Alice Springs Airport terminal will be accommodated by expanding the existing terminal within the terminal and facilities zone. The main areas that will drive the expansion of the terminal footprint are baggage reclaim and baggage make-up.

In line with Alice Springs Airport’s development objectives, future terminal developments will improve operational efficiency and enhance passengers’ customer experience.

### Commercial Development Plan

Only around 800 hectares of the airport site is used for aviation operations—just 25 per cent of the total airport lease area. That leaves some 2000 hectares available for commercial use.

A significant amount of airport land will never be required for aeronautical purposes and land that won’t be needed for aeronautical purposes for many years to come. Both categories can be considered for commercial (non-aviation) opportunities and developed for use in the short-, medium- and long term.

Alice Springs Airport is developing the Seven-Mile Precinct Business Park, located near the western boundary of the airport estate on Maryvale Road. The Seven-Mile Precinct Business Park is one kilometre from the Stuart Highway and 14 kilometres from Alice Springs town centre. Given the current land constraints of Alice Springs, the business park’s 280 hectares could be an attractive potential commercial development.

Commercial development opportunities exist in the Seven-Mile Heritage Zone. Developments will be compatible with the heritage value and character of the area.



**3550**  
hectare site



**2000**  
hectares available  
for commercial use

### Ground Transport Plan

Ground transport planning is important for Alice Springs Airport to operate efficiently.

The airport's existing external and internal road systems may need enhancing during the master plan's 20-year period. Any upgrades to the airport's access to the external road network will be done in consultation with the Northern Territory Government.

Minor changes in the airport's ground transport arrangements may occur during the planning period to meet changing security demands and any need for increased capacity. This may also include accommodating more 'ridesharing' transport and growth of the public transport network. Car parking capacity will be expanded in line with demand.

### Utilities infrastructure

Alice Springs Airport was the first Australian airport to invest in large-scale solar power generation. In 10 years, we have installed three solar farms that together provide almost 100% of the airport's peak daytime power requirement—the equivalent of powering 90 average Australian households. The solar facilities offset approximately 1270 tonnes of carbon dioxide the airport produces a year.

### Safeguarding the airport

Building and activities near an airport have the potential to create air safety hazards and seriously limit aircraft operations in and out of the airport.

The 2020 master plan considers the National Airports Safeguarding Framework (NASF) guidelines, which were developed to enhance the safety, viability and growth of aviation operations at Australian airports.

Alice Springs Airport has two sets of invisible surfaces above the ground around it, which together form the airport's 'protected airspace': obstacle limitation surfaces (OLS) and procedures for air navigation services – aircraft operations (PANS-OPS) surfaces.

### Aircraft noise management

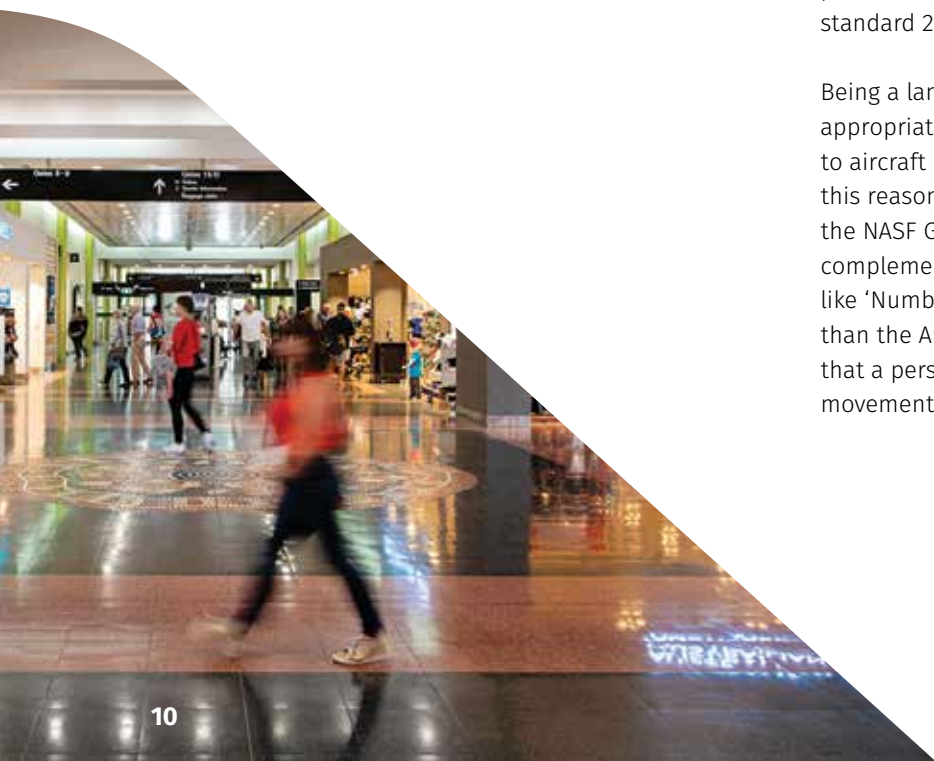
As the airport operator, Alice Springs Airport has little direct control over noise produced by aircraft operations, other than the ground running of civil aircraft engines.

The most important noise metric at an airport is the Australian Noise Exposure Forecast (ANEF). The ANEF is a set of contour maps showing forecasted levels of aircraft noise for building control purposes. The ANEF is the only noise metric that has status under the:

- NT Planning Scheme for land use planning and development consent off-airport
- *Airports Act* for land use planning and development consent on-airport.

The 2020 master plan incorporates a 2060 ANEF to provide a longer-term view of aircraft noise than the standard 20-year ANEF required.

Being a land use planning tool, the ANEF does not appropriately describe the impact on or exposure to aircraft noise for the surrounding community. For this reason, Alice Springs Airport has incorporated the NASF Guideline A recommendation of additional complementary methods of describing aircraft noise, like 'Number Above' contours. This is more explanatory than the ANEF system because it shows noise in a way that a person perceives it—as a number of single aircraft movement events per day above a certain noise level.



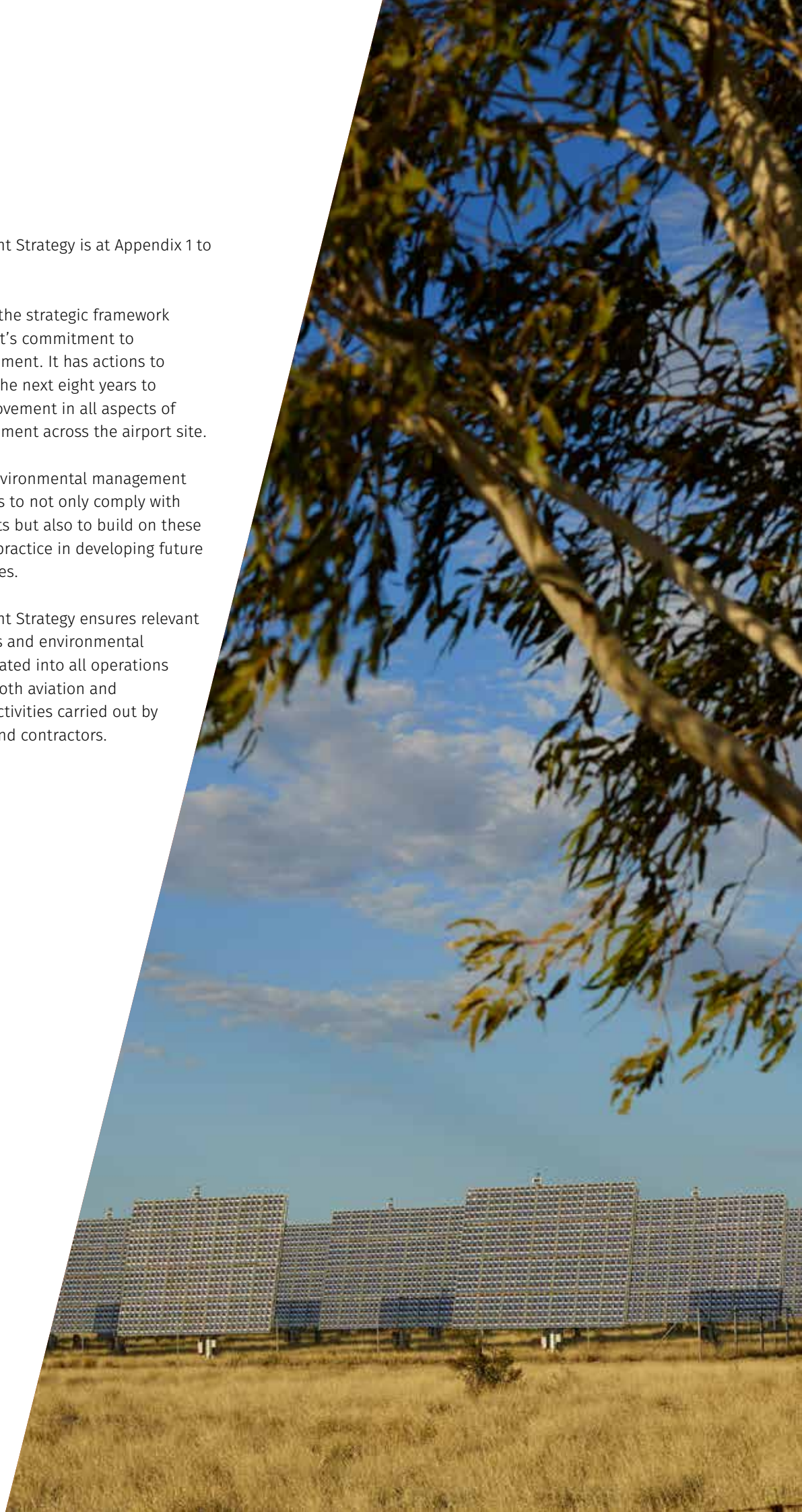
### **Environment strategy**

The Airport Environment Strategy is at Appendix 1 to this 2020 master plan.

This eight-year plan is the strategic framework for Alice Springs Airport's commitment to environmental management. It has actions to be implemented over the next eight years to ensure continual improvement in all aspects of environmental management across the airport site.

Our commitment to environmental management and sustainability looks to not only comply with regulatory requirements but also to build on these to move towards best practice in developing future environmental initiatives.

The Airport Environment Strategy ensures relevant legislation, Regulations and environmental standards are incorporated into all operations on-airport, including both aviation and non-aviation-related activities carried out by airport staff, tenants and contractors.





Please note that this document has been prepared with care based on current information available. NT Airports makes no representation or warranty as to its accuracy or completeness and readers should note that this plan does not take account of the effect of the COVID-19 circumstances on the business of the Airport. This means that the content and/or timing of the plan may change considerably. No person should act in reliance on any information provided in, or omitted from, this document or any other written or oral information or opinions provided in connection with this document. NT Airports accepts no liability whatsoever to any person who relies in any way on information contained in this plan.

Alice Springs Airport is committed to sustainability and to integrating these principles into our operations. Recycled materials have been used in the printing of this document.