

05/02/2009
C99

SCHEDULE 3 TO THE DEVELOPMENT CONTRIBUTIONS PLAN OVERLAY

Shown on the planning scheme map as DCPO3

LOCAL STRUCTURE PLAN 1 (LYNDHURST) DEVELOPMENT CONTRIBUTIONS PLAN

1.0 Area covered by this development contributions plan

05/02/2009
C99

Land in Lyndhurst and Lynbrook within the DCPO3 area.

2.0 Summary of costs

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Facility	Total cost \$	Time of provision (years after beginning of development)	Cost contribution to development \$	Proportion of cost attributable to development %
Distributor roads	13,694,952	20 yrs	13,694,952	100%
Traffic management works	4,265,140	20 yrs	4,265,140	100%
Streetscape & environment	None specified	None specified	None specified	None specified
Parks	None specified	None specified	None specified	None specified
Active open space	None specified	None specified	None specified	None specified
Community activity centres	2,098,656	20 yrs	2,098,656	100%
Railway infrastructure	1,795,100	None specified	1,795,100	100%
TOTAL	21,853,848	20 yrs	21,853,848	100%

3.0 Summary of contributions

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FACILITY	LEVIES PAYABLE BY THE DEVELOPMENT		Community Infrastructure		All Infrastructure	
	Development Infrastructure		Residential	Non-residential \$	Residential	Non-residential \$
	Residential	Non-residential \$				
Distributor roads	1,906	None specified	None specified	None specified	1,906	None specified
Traffic management works	593	None specified	None specified	None specified	593	None specified
Streetscape & environment	None specified	None specified	None specified	None specified	None specified	None specified
Parks	None specified	None specified	None specified	None specified	None specified	None specified
Active open space	None specified	None specified	None specified	None specified	None specified	None specified
Community activity centres	292	None specified	None specified	None specified	292	None specified
Railway infrastructure	250	None specified	None specified	None specified	250	None specified
TOTAL	3,041	20,040/ha	None specified	None specified	3,041	20,040/ha

The levies payable by the development are specified in dollars per lot of all the land in the subdivision.

The amounts in this schedule are in September 2002 dollars. The responsible authority will adjust these amounts quarterly for inflation, starting on 1 October 2002, based on the General Consumer Price Index for Capital Cities.

4.0 Land or development excluded from the development contributions plan

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Nil

Note: This schedule sets out a summary of the costs and contributions prescribed in the development contributions plan. Refer to the incorporated development contributions plan for full details.