

13/02/2014
C167

SCHEDULE 3 TO THE DEVELOPMENT CONTRIBUTIONS PLAN OVERLAY

Shown on the planning scheme map as **DCPO3**.

MOOROOPNA WEST DEVELOPMENT CONTRIBUTIONS PLAN

1.0

Area covered by this development contributions plan

16/05/2013
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As detailed on the Development Contributions Overlay Plan Maps 11DCPO, 15DCPO and 20DCPO.

2.0

Summary of costs

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Table 1 Summary of Costs – Overall

	Facility	Total cost (\$)	Time of Provision	Actual cost attributable to development \$	Proportion of overall cost attributable to development %
R001	North-South Collector Road Works	\$884,594	30	\$884,594	100%
R003	Intersection Treatment - Echuca Rd	\$393,728	30	\$196,864	50%
R004	Intersection Treatment - Midland Hwy	\$493,695	30	\$197,478	40%
R005	Culverts and Link Road	\$1,178,325	30	\$721,051 ⁽¹⁾	80% ⁽¹⁾
B001	Floodway crossing on North-South Collector Road	\$1,222,557	30	\$830,306 ⁽²⁾	80% ⁽²⁾
D001	Flood Mitigation Works	\$4,526,194	30	\$4,156,845 ⁽³⁾	100% ⁽³⁾
D002	Precinct "A" Floodway	\$814,660	30	\$814,660	100%
C001	Community Facilities	\$1,292,379	30	\$1,292,379	100% ⁽⁴⁾
C002	Bicycle and Pedestrian Pathway	\$642,082	30	\$499,266	80%
C003	Playgrounds	\$131,250	30	\$131,250	100%
Total		\$11,561,463		\$9,724,693	85%

- (1) Costs reduced by \$221,609 already collected or committed under a Section 173 Agreement for the area known as 'Proposed Estate'
- (2) Costs reduced by \$147,739 already collected or committed under a Section 173 Agreement for the area known as 'Proposed Estate'
- (3) Costs reduced by \$369,349 already collected or committed under a Section 173 Agreement for the area known as 'Proposed Estate'
- (4) Only 50% of cost of construction of facility involved in DCP.

*The time of provision of infrastructure is dependent upon the ultimate staging of the development of the Mooroopna West Growth Corridor and will be specified within an approved Infrastructure Plan under Schedule 14 to the Development Plan Overlay.

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Summary of contributions

Precinct	Development Levies Payable (\$/ha)			
	Total cost	Residential	Commercial	Private school
Precinct A	\$4,787,080	\$102,318	\$210,080	
Precinct B	\$864,517	\$74,428		\$86,298
Precinct C	\$1,433,063	\$100,764	\$140,803	
Precinct D	\$2,639,052	\$69,252		

Note:

This schedule sets out a summary of the costs and contributions prescribed in the development contributions plan. The above per hectare development levies are based on the total cost of the infrastructure type. The costs are not distinguished by proposed development precincts. Refer to the incorporated development contributions plan for full details and precinct costs.