

19/01/2006  
VC37**SCHEDULE 9 TO THE DEVELOPMENT CONTRIBUTIONS PLAN OVERLAY**Shown on the planning scheme map as **DCPO9****Mernda Precinct 5 Development Contributions Plan****1.0**19/01/2006  
VC37**Area covered by this development contributions plan**

The area covered by this Development Contributions Plan (DCP) is the land within Precinct 5 of the Mernda Strategy Plan (MSP) area. This is shown as DCPO9 in the Whittlesea Planning Scheme maps.

**2.0**19/01/2006  
VC37**Summary of costs**

<b>Facility</b>	<b>Total cost \$</b>	<b>Time of provision</b>	<b>Actual cost contribution attributable to development \$</b>	<b>Proportion of cost attributable to development %</b>
<i>Arterial Roads &amp; Intersections</i>	\$23,698,162.00	Refer to Table 1 in MSPDCP incorporated document.	\$2,182,297.00	9.2%
<i>Public Transport</i>	\$1,337,600.00	Refer to Table 1 in MSPDCP incorporated document.	\$130,035.00	9.7%
<i>Unencumbered Open Space</i>	\$84,160,000.00	Refer to Table 1 in MSPDCP incorporated document.	\$10,374,372.00	12.3%
<i>Community &amp; Indoor Recreation</i>	\$15,658,783.00	Refer to Table 1 in MSPDCP incorporated document.	\$1,920,909.00	12.3%
<i>Outdoor Active Recreation</i>	\$5,120,833.00	Refer to Table 1 in MSPDCP incorporated document.	\$517,377.00	10.1%
<i>Community Development</i>	\$37,612.00	Refer to Table 1 in MSPDCP incorporated document.	\$4,492.00	11.9%
<i>Off-road Pedestrian &amp; Cycle Trails</i>	\$1,351,500.00	Refer to Table 1 in MSPDCP incorporated document.	\$263,500.00	19.4%
<b>TOTAL</b>	<b>\$121,465,681.00</b>		<b>\$15,392,982.00</b>	<b>12.6%</b>

**2.0****Summary of contributions**19/01/2006  
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FACILITY	LEVIES PAYABLE BY THE DEVELOPMENT					
	Development Infrastructure		Community infrastructure		All infrastructure	
	Residential	Non-residential	Residential	Non-residential	Residential	Non-residential
<i>Arterial Roads &amp; Intersections</i>	\$12,913.00	\$12,913.00	\$-	\$-	\$12,913.00	\$12,913.00
<i>Public Transport</i>	\$769.43	\$769.43	\$-	\$-	\$769.43	\$769.43
<i>Unencumbered Open Space</i>	\$61,386.81	\$-	\$-	\$-	\$61,386.81	\$-
<i>Community &amp; Indoor Recreation</i>	\$11,366.32	\$-	\$1,119.56	\$-	\$12,485.88	\$-
<i>Outdoor Active Recreation</i>	\$3,061.40	\$-	\$-	\$-	\$3,061.40	\$-
<i>Community Development</i>	\$26.57	\$-	\$26.57	\$-	\$26.57	\$-
<i>Off-road Pedestrian &amp; Cycle Trails</i>	\$1,559.17	\$-	\$-	\$-	9.17	\$1,55
<b>TOTAL</b>	<b>\$91,082.70</b>	<b>\$13,682.43</b>	<b>\$1,146.13</b>	<b>\$-</b>	<b>\$92,202.26</b>	<b>\$13,682.43</b>
	<b>per developable hectare</b>	<b>per developable hectare</b>	<b>per developable hectare</b>	<b>per developable hectare</b>	<b>per developable hectare</b>	<b>per developable hectare</b>

**4.0****Land or development excluded from development contributions plan**19/01/2006  
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- Land required by Melbourne Water for drainage purposes
- Transmission line easements
- Rail reservations
- Pipe track reservations

*Note: This schedule sets out a summary of the costs and contributions prescribed in the Mernda Strategy Plan Development Contributions Plan (MSPDCP) incorporated document. Refer to this document for full details.*