

Donnybrook- Woodstock



Infrastructure Contributions Plan

VPA Recommended Changes to the Panel

April 2019

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1 SUMMARY

1.1 MONETARY COMPONENT

The following table summarises the monetary component of the infrastructure contribution imposed under this Infrastructure Contributions Plan (ICP) for each class of development.

The monetary component consists of a:

- **standard levy** that is calculated by multiplying the net developable area (NDA) by the standard levy rate; and
- **supplementary levy** that is calculated by multiplying the NDA by the supplementary level rate.

Details of the infrastructure construction projects that will be funded by the monetary component and their apportionment are provided in Section 3 of this ICP.

Details of the standard and supplementary levy rates are provided in Section 5 of this ICP.

Table 1 Monetary Component ICP Levy Summary

CLASS OF DEVELOPMENT	NET DEVELOPABLE AREA (HECTARES)	LEVY RATE	LEVY TO BE PAID
STANDARD LEVY			
Residential	1,032.70	\$200,689	\$207,252,496
Commercial and Industrial	0.00	\$114,062	\$0
Subtotal	1,032.70	-	\$207,252,496
Supplementary levy			
Residential	1,032.70	\$34,777	\$35,914,318
Commercial and Industrial	0.00	\$34,777	\$0
Subtotal	1,032.70	-	\$35,914,318
Total MONETARY COMPONENT			
Residential	1,032.70	\$235,465.94	\$243,166,814
Commercial and Industrial	0.00	\$148,838.94	\$0
Total	1,032.70	-	\$243,166,814

1.2 LAND COMPONENT

The following table specifies the ICP land contribution percentage for each class of development.

The ICP land contribution percentage for a class of development is calculated by dividing the total area of public purpose land specified in this ICP that is attributable to that class of development by the total area of the contribution land in the ICP plan area of this ICP in that class of development.

Details of the public purposes that this land will be used and developed for, is specified in Section 4 of this ICP.

Table 2 ICP Land Contribution Percentage

Class of development	ICP land contribution percentage
Residential	13.09%
Commercial and industrial	-

The land component of the infrastructure contribution in relation to a parcel of land in the ICP plan area is:

- any inner public purpose land that forms part of the parcel of land; and
- any land equalisation amount in relation to the parcel of land.

Table 3 specifies for each parcel of land in the ICP plan area:

- the area of inner public purpose land to be provided by the parcel
- land credit amount or the land equalisation amount in relation to the parcel; and
- outer land attributable to this ICP.

Table 3 Land Credit and Equalisation Amounts

PARCEL ID	INNER PUBLIC PURPOSE LAND (HA)	LAND CREDIT AMOUNT (TOTAL \$)	LAND EQUALISATION AMOUNT (TOTAL \$)	LAND EQUALISATION AMOUNT (\$ PER NDHA)
1	0.0000	\$0.00	\$0.00	\$0.00
2	0.0000	\$0.00	\$0.00	\$0.00
3	10.5258	\$5,263,532.92	\$0.00	\$0.00
4	0.0000	\$0.00	\$0.00	\$0.00
5	0.0000	\$0.00	\$0.00	\$0.00
6	1.9748	\$0.00	\$320,939.54	\$22,770.23
7	11.3472	\$8,862,020.54	\$0.00	\$0.00
8	9.9919	\$0.00	\$6,080,498.28	\$71,519.39
9	11.5635	\$12,314,826.90	\$0.00	\$0.00
10	4.8331	\$0.00	\$6,926,586.65	\$129,763.24
11	0.5025	\$0.00	\$3,545,452.94	\$249,035.79
12	0.0000	\$0.00	\$322,827.73	\$325,222.88
13	0.0000	\$0.00	\$1,172,881.80	\$325,222.88
14	0.0249	\$0.00	\$195,478.37	\$255,039.34
15	0.6369	\$0.00	\$4,072,907.47	\$243,149.10
16	0.7625	\$0.00	\$7,517,227.68	\$266,802.48
17	8.1436	\$0.00	\$223,526.91	\$4,083.33
18	0.0236	\$0.00	\$311,556.05	\$279,472.58
19	11.5477	\$1,788,327.22	\$0.00	\$0.00
20	20.7138	\$13,750,866.48	\$0.00	\$0.00
21	0.0000	\$0.00	\$643,473.46	\$325,222.88
22	0.0000	\$0.00	\$0.00	\$0.00
23	0.0000	\$0.00	\$0.00	\$0.00
24	0.0000	\$0.00	\$0.00	\$0.00
25	11.7265	\$6,477,480.91	\$0.00	\$0.00
26	0.5000	\$0.00	\$1,578,725.49	\$193,160.91
27	0.0000	\$0.00	\$0.00	\$0.00
28	0.2500	\$0.00	\$2,823,284.13	\$273,039.25

29	0.0662	\$0.00	\$3,990,126.01	\$313,978.14
30A	0.1854	\$0.00	\$2,335,029.86	\$277,631.23
31	1.6191	\$0.00	\$8,367,930.55	\$229,403.15
32	11.1514	\$2,061,698.75	\$0.00	\$0.00
33	10.7756	\$0.00	\$1,407,801.53	\$18,559.58
34	0.0000	\$0.00	\$133,834.60	\$325,222.88
35	0.0000	\$0.00	\$213,570.28	\$325,222.88
36	1.0628	\$0.00	\$6,034,148.00	\$235,634.48
37	4.0510	\$0.00	\$3,596,930.79	\$94,782.79
38	0.0000	\$0.00	\$847,171.42	\$325,222.88
39	0.0740	\$0.00	\$82,539.61	\$110,768.64
40	0.8313	\$1,847,069.07	\$0.00	\$0.00
41	0.1997	\$115,440.70	\$0.00	\$0.00
42	0.3508	\$703,142.69	\$0.00	\$0.00
43	1.0339	\$1,511,711.19	\$0.00	\$0.00
44	0.0118	\$0.00	\$1,535,172.67	\$319,897.13
45	0.2460	\$0.00	\$420,525.60	\$143,733.36
46	0.0160	\$0.00	\$1,021,646.11	\$314,600.02
47	0.0000	\$0.00	\$1,082,697.13	\$325,222.88
48	0.0000	\$0.00	\$1,127,011.36	\$325,222.88
49	0.6998	\$837,841.98	\$0.00	\$0.00
50	0.3281	\$0.00	\$380,166.86	\$113,586.88
51	1.0775	\$2,163,201.88	\$0.00	\$0.00
52	1.2514	\$2,636,527.70	\$0.00	\$0.00
53	1.0008	\$2,199,063.82	\$0.00	\$0.00
54	0.7065	\$1,532,155.08	\$0.00	\$0.00
SUB-TOTAL	155.5830	\$68,727,569.13	\$68,311,668.88	-
Road Reserve	0.0000	\$0.00	\$0.00	\$0.00
Road Reserve 1	0.0000	\$0.00	\$415,900.26	\$325,222.88
Road Reserve 2	0.0000	\$0.00	\$0.00	\$0.00
R3	0.0000	\$0.00	\$0.00	\$0.00
R4	0.0000	\$0.00	\$0.00	\$0.00
R5	0.0000	\$0.00	\$0.00	\$0.00
SUB-TOTAL	0.0000	\$0.00	\$415,900.26	-
TOTALS PSP Donnybrook & Woodstock	155.5830	\$68,727,569.13	\$68,727,569.13	-

2 INTRODUCTION

The Donnybrook-Woodstock Infrastructure Contributions Plan (the 'ICP') has been prepared by the Victorian Planning Authority (VPA) with the assistance of Whittlesea City Council and Mitchell Shire Council, service authorities and other stakeholders.

This ICP has been incorporated in the Whittlesea and Mitchell Planning Schemes for the purposes of imposing infrastructure contributions on development proponents to contribute to the provision of works, services or facilities and the provision of land for public purposes.

The infrastructure contribution imposed under this ICP in relation to the development of land in the ICP plan area consists of a monetary component and a land component.

The ICP:

- Establishes the statutory mechanism for development proponents to make a monetary contribution towards the cost of infrastructure projects identified in Donnybrook-Woodstock Precinct Structure Plan (PSP);
- Establishes the statutory mechanism for development proponents to provide land to be used and developed for the public purposes identified in the Donnybrook-Woodstock PSP;
- Lists the individual infrastructure projects identified in the Donnybrook-Woodstock PSP; and
- Has been prepared in accordance with Part 3AB of the *Planning and Environment Act 1987*, the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans* and the *Infrastructure Contributions Plan Guidelines*.

2.1 DOCUMENT STRUCTURE

This document comprises the sections described below.

Sections 1 & 2	• Summarises the key details of this ICP • Describes the strategic basis for this ICP
Section 3	• Identifies the monetary component projects to be contributed to by this ICP
Section 4	• Identifies the public purpose land provision for this ICP
Section 5	• Discusses the administration and implementation of this ICP
Sections 6 & Above	• Provides additional detailed information

2.2 PLANNING AND ENVIRONMENT ACT 1987

This ICP has been prepared in accordance with Part 3AB of the *Planning and Environment Act 1987* (the Act), it is consistent with the Minister for Planning's *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans* made under section 46GJ of the Act.

In accordance with section 46GG of the Act, this ICP has been incorporated in the Whittlesea and Mitchell Planning Schemes for the purposes of imposing infrastructure contributions to fund the provision of works, services or facilities and the provision of land for public purposes. This ICP is implemented in the Whittlesea

and Mitchell Planning Schemes through Schedule 1 of Clause 45.11 to the Infrastructure Contributions Overlay and is an incorporated document under Clause 72.04.

2.3 STRATEGIC PLANNING & JUSTIFICATION

This ICP has been prepared in conjunction with the Donnybrook-Woodstock PSPs.

The Donnybrook-Woodstock PSP sets out the vision for how land should be developed, illustrates the future urban structure and describes the outcomes to be achieved by the future development. The PSP also identifies the infrastructure projects required as well as providing the rationale and justification for the infrastructure items. The background reports for the PSP provide an overview of the planning process for the Donnybrook-Woodstock ICP area.

The PSP has confirmed:

- All road, intersection and bridge projects required to service the new community;
- The sporting reserves, local parks, schools and community facilities required to service the new community;
- The public purpose land required for the above; and
- The parcel specific land budget detailing the encumbrances, the Net Developable Area (NDA) and the contribution land.

2.4 TIMEFRAME & PLAN REVIEW PERIOD

This ICP adopts a long-term outlook for development. It takes into account planned future development in the area. This ICP commences on the date of incorporation into the Whittlesea and Mitchell Planning Schemes. This ICP will end when development within the ICP area is complete, which is projected to be 20 years after gazettal, or when this ICP is removed from the Whittlesea and Mitchell Planning Schemes.

This ICP is expected to be reviewed and updated every five years (or more frequently if required). This review may result in minor changes or have no changes at all, alternatively this may require an amendment to the Whittlesea and Mitchell Planning Schemes to replace this document with an alternative, revised document.

2.5 AREA TO WHICH THIS INFRASTRUCTURE CONTRIBUTION PLAN APPLIES (ICP PLAN AREA)

This ICP applies to 1,785.94 total hectares of land as shown in Plan 1, this is the ICP plan area.

The classes of development of land in relation to which an infrastructure contribution is to be imposed under this plan are 'residential' and 'commercial and industrial'.

The classes of development are identified in Plan 1, the Net Developable Area (NDA) and contribution land for each class of development are summarised in Table 4.

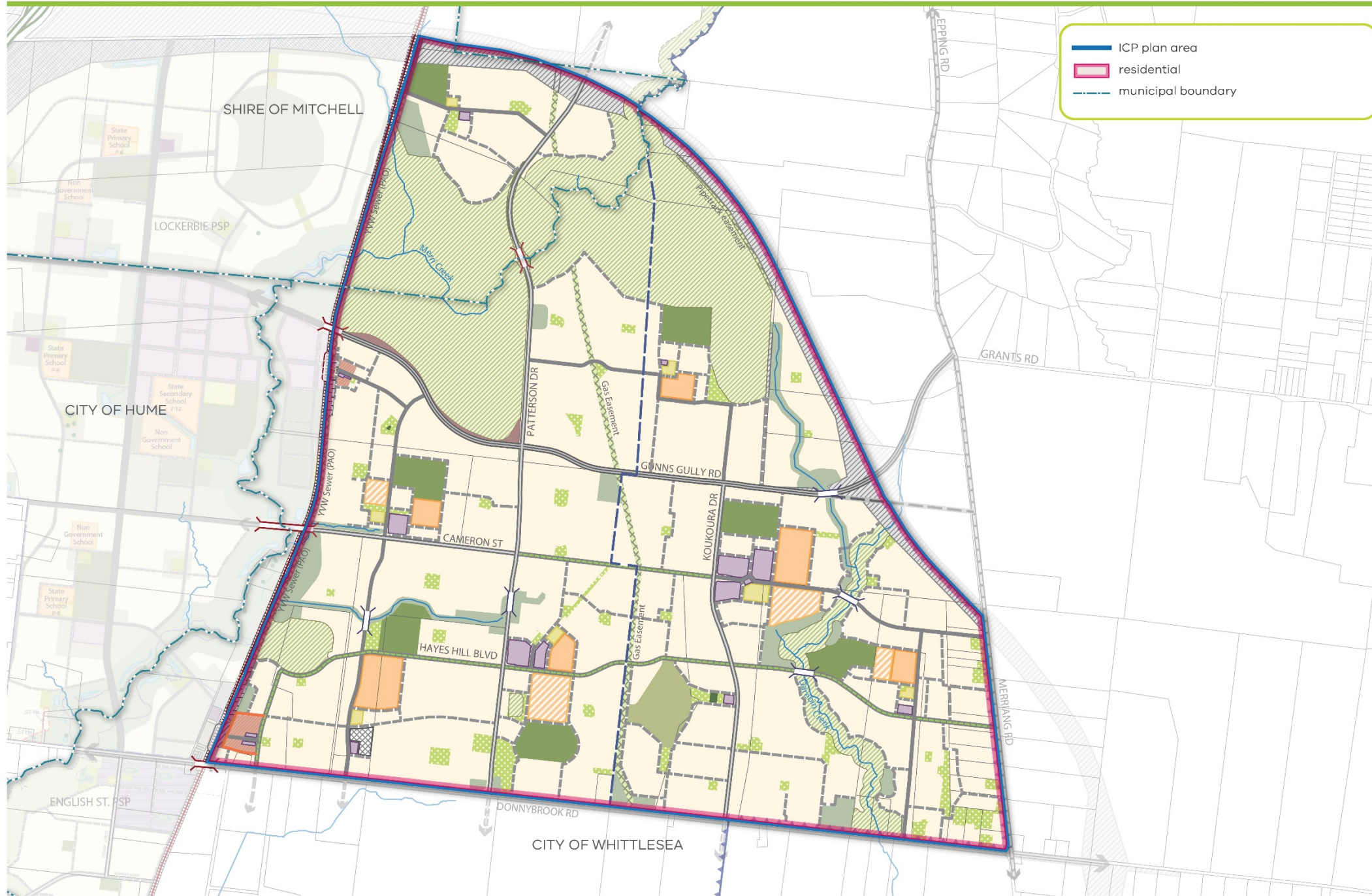
Table 4 Development Classes & Areas

CLASS OF DEVELOPMENT	NET DEVELOPABLE AREA (HECTARES)	CONTRIBUTION LAND (HECTARES)
Residential	1,032.70	1,188.29
Commercial and Industrial	0.00	0.00
Total for ICP plan area	1,032.70	1,188.29

Note: Discrepancy in numbers due to rounding of decimal point. Table 17 takes precedence.

The Monetary Component of the infrastructure contribution is payable on the net developable area.

The Land Component of the infrastructure contribution is calculated based on the contribution land.



3 MONETARY COMPONENT PROJECT IDENTIFICATION

The strategic need for infrastructure included in this ICP has been determined, and been subject to consultation, as part of the preparation of the Donnybrook-Woodstock PSP.

Items can only be included in an ICP if they are consistent with the Allowable Items listed in the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans*. Only items listed in this ICP can be contributed to by the monetary component (standard and supplementary levies) of the infrastructure contribution imposed under this ICP. Infrastructure not listed must be funded via other funding mechanisms.

The monetary component will contribute towards two types of infrastructure projects:

- transport construction
- community and recreation construction.

(refer to Plans 2, 3 and 5 and Tables 5 to 7).

Tables 5 to 8 also include staging for when the infrastructure projects are expected to be delivered. The infrastructure projects have been identified as short (S), medium (M) and long (L) term stages:

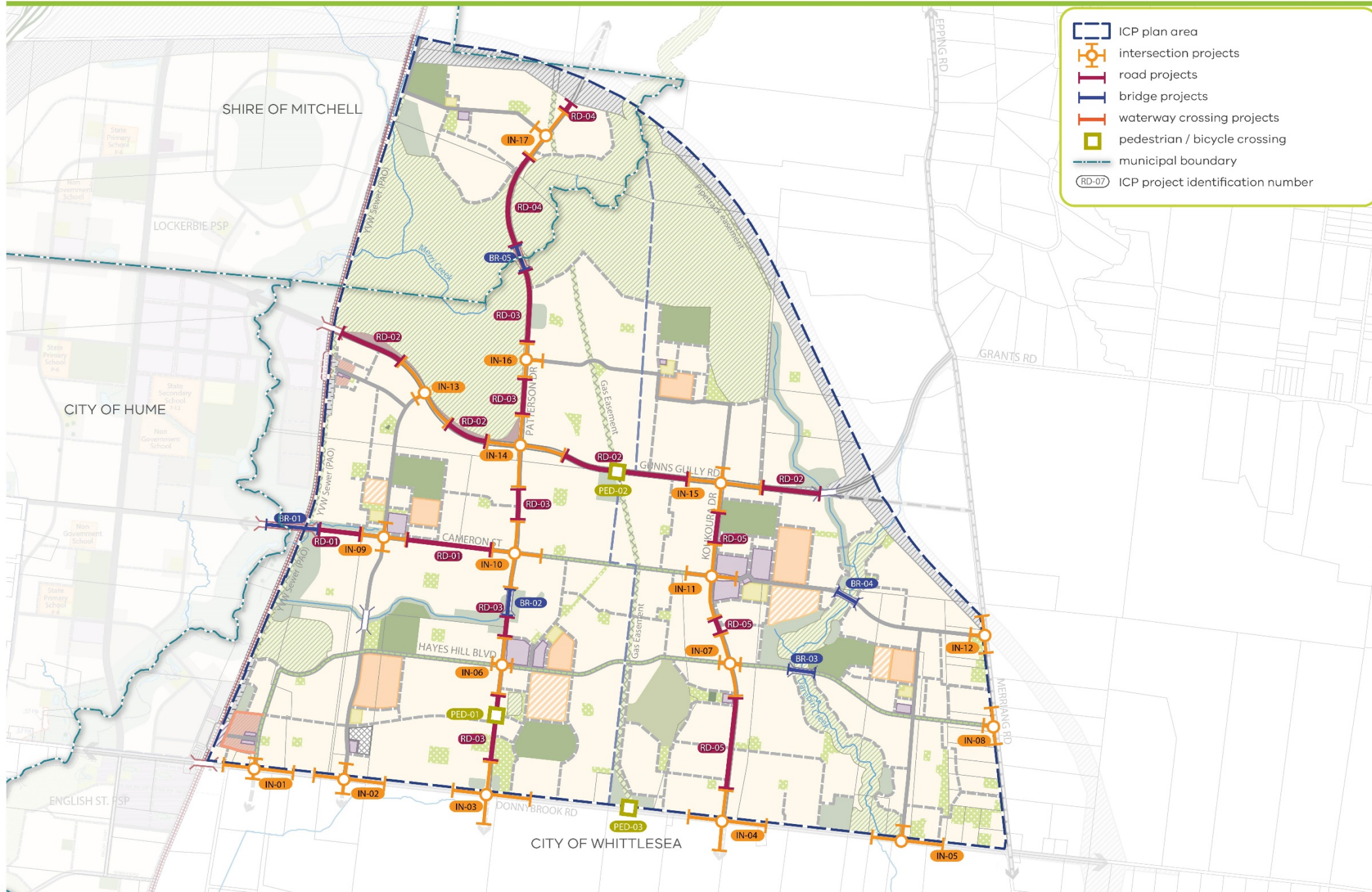
Short (S): 0-5 years approx.

Medium (M): 5-10 years approx.

Long (L): 10 years and beyond

3.1 COST APPORTIONMENT & RELATED INFRASTRUCTURE AGREEMENTS

Some projects within this ICP will require some apportionment external to the ICP area. Projects that have external apportionment as well as the source of the balance of funding external to this ICP are identified in Tables 5 to 8.



3.2 TRANSPORT CONSTRUCTION PROJECTS

The transport construction projects included in this ICP are based on the transport network depicted in Plan 2, as identified by the Donnybrook-Woodstock PSP.

The transport construction projects contributed to by the monetary component of this ICP are listed in the following tables.

Table 5 describes the transport construction projects contributed to by the standard levy, the expected staging, the apportionment to this ICP, any external funding source(s) for items not fully apportioned to this ICP, the total estimated cost and the estimated cost per net developable hectare.

Table 5 Standard Levy Transport Construction Projects

ICP Project ID	Project Title & Description	Staging	Internal Apportionment	Apportionment Funding Source	Estimated Cost	Cost Apportioned to ICP	Cost per Hectare (NDHA)
Road Projects							
RD-01	Cameron Street Eastern edge of the Sydney-Melbourne railway overpass to Patterson Drive - Construction of a secondary arterial road (2 lane carriageway), excluding intersections (interim treatment).	M (interim)	100%	N/A	\$4,425,750	\$4,425,750	\$4,286
RD-02	Gunns Gully Road Eastern edge of the Sydney-Melbourne railway overpass to E6 / OMR reservation - Construction of a primary arterial road (2 lane carriageway), excluding intersections (interim treatment).	M (interim)	100%	N/A	\$11,821,250	\$11,821,250	\$11,447
RD-03	Patterson Drive Donnybrook Road to Merri Creek - Construction of a secondary arterial road (2 lane carriageway), excluding intersections (interim treatment).	S (interim)	100%	N/A	\$8,960,875	\$8,960,875	\$8,677
RD-04	Patterson Drive Merri creek to OMR/E6 reservation - Construction of a secondary arterial road (2 lane carriageway), excluding intersections (interim treatment).	L (interim)	100%	N/A	\$3,779,135	\$3,779,135	\$3,659

RD-05	Koukoura Drive Donnybrook Road to Gunns Gully Road - Construction of a secondary arterial road (2 lane carriageway), excluding intersections (interim treatment).	S (interim)	100%	N/A	\$4,970,000	\$4,970,000	\$4,813
Signalised Pedestrian Crossing							
Ped-01	Signalised Pedestrian Crossing Crossing Patterson Drive between Donnybrook Road and Hayes Hill Boulevard associated with the key local access street connecting Donnybrook Station to the Non Gov't. P-12 school campus and SR-02.	S (interim)	100%	N/A	\$276,614	\$276,614	\$268
Intersection Projects							
IN-01	Intersection: Donnybrook Road & Hayes Hill Boulevard/Langley Park Drive (N-S Boulevard Connector) Construction of a primary arterial to connector road 4-way intersection (interim treatment).	S (interim)	100%	N/A	\$6,120,000	\$6,120,000	\$5,926
IN-02	Intersection: Donnybrook Road & Connector Street (N-S Connector) Construction of a primary arterial to connector road 4-way intersection (interim treatment). The construction cost of the intersection cannot be wholly funded from the standard levy because of the physical conditions of the land, being that service relocation incorporates a significant cost.	S (interim)	0%	Supplementary levy	\$6,154,000	\$0	\$0
IN-03	Intersection: Donnybrook Road & Patterson Drive Construction of a primary arterial to secondary arterial road 4-way intersection (interim treatment). The construction cost of the intersection cannot be partially funded from the standard levy because of the physical conditions of the land, being that service relocation incorporates a significant cost.	S (interim)	64%	Supplementary levy	\$7,213,000	\$4,623,533	\$4,477

IN-04	Intersection: Donnybrook Road & Koukoura Drive Construction of a primary arterial to a secondary arterial road 4-way intersection (interim treatment).	S (interim)	100%	N/A	\$7,719,000	\$7,719,000	\$7,475
IN-05	Intersection: Donnybrook Road & Connector Street (Nth-Sth Connector) Construction of a primary arterial to connector road 3-way intersection (interim treatment).	S (interim)	100%	N/A	\$6,066,000	\$6,066,000	\$5,874
IN-06	Intersection: Hayes Hill Boulevard & Patterson Drive Construction of a secondary arterial to boulevard connector road 4-way intersection (interim treatment).	M (interim)	100%	N/A	\$4,249,000	\$4,249,000	\$4,114
IN-07	Intersection: Hayes Hill Boulevard & Koukoura Drive Construction of a secondary arterial to boulevard connector road 4-way intersection (interim treatment).	M (interim)	100%	N/A	\$4,837,000	\$4,837,000	\$4,684
IN-08	Intersection: Hayes Hill Boulevard & Merriang Road Construction of a connector boulevard to secondary arterial 3-way intersection (interim treatment).	M (interim)	100%	N/A	\$2,326,000	\$2,326,000	\$2,252
IN-09	Intersection: Cameron Street / Connector Street (Nth-Sth Connector) Construction of an arterial to connector road 4-way intersection (interim treatment).	M (interim)	100%	N/A	\$4,327,000	\$4,327,000	\$4,190
IN-10	Intersection: Cameron Street (arterial west/boulevard connector east) & Patterson Drive (arterial) Construction of secondary arterial to a secondary arterial road 4-way intersection (interim treatment)	M (interim)	100%	N/A	\$5,969,000	\$5,969,000	\$5,780
IN-11	Intersection: Cameron Street & Koukoura Drive Construction of a secondary arterial to secondary arterial 4-way intersection (interim treatment)	M (interim)	100%	N/A	\$6,271,000	\$6,271,000	\$6,072

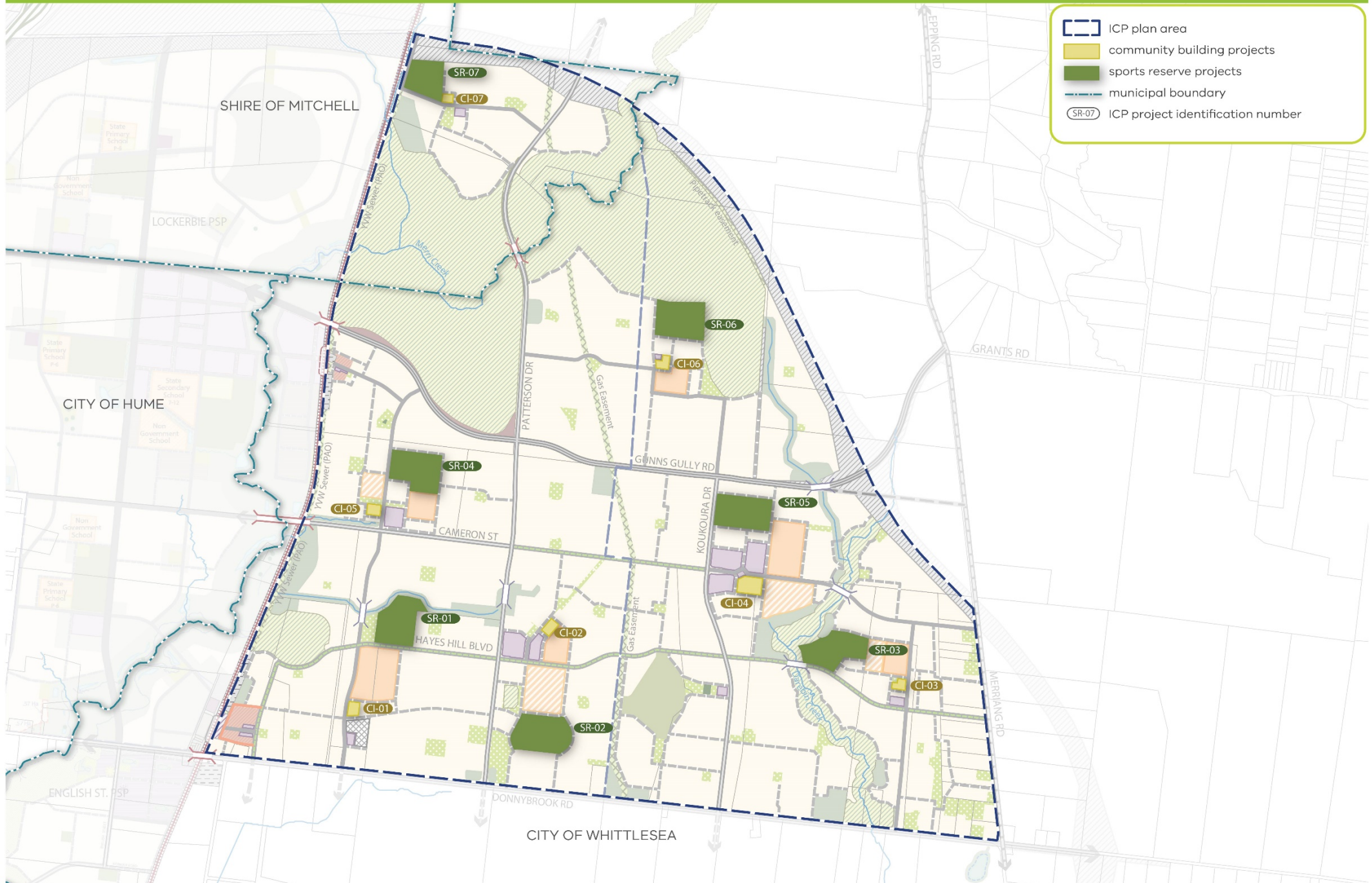
IN-12	Intersection: Cameron Street / Merriang Road Construction of a connector to secondary arterial road 3-way intersection (interim treatment)	M (interim)	100%	N/A	\$2,392,000	\$2,392,000	\$2,316
IN-13	Intersection: Gunns Gully Road & Connector St (Nth-Sth Connector) Construction of primary arterial to connector road 3-way intersection (interim treatment)	M (interim)	100%	N/A	\$5,106,000	\$5,106,000	\$4,944
IN-14	Intersection: Gunns Gully Road & Patterson Drive Construction of primary arterial to a secondary arterial road 4-way intersection (interim treatment)	M (interim)	100%	N/A	\$8,337,000	\$8,337,000	\$8,073
IN-15	Intersection: Gunns Gully Road & Koukoura Drive Construction of a primary arterial to a secondary arterial road 4-way intersection (Connector road north of Gunns Gully Road) (interim treatment)	M (interim)	100%	N/A	\$7,562,000	\$7,562,000	\$7,323
IN-16	Intersection: Patterson Drive / Connector St (East-West Connector) Construction of secondary arterial to connector road 3-way intersection (interim treatment)	M (interim)	100%	N/A	\$4,027,000	\$4,027,000	\$3,899
IN-17	Intersection: Patterson Drive / Connector St (East-West Connector) Construction of secondary arterial to connector road 3-way intersection (interim treatment)	M (interim)	100%	N/A	\$3,628,000	\$3,628,000	\$3,513
					\$126,536,624	\$117,793,157	\$114,062

Table 6 describes the transport construction projects contributed to by the supplementary levy, the expected staging, the apportionment to this ICP, any external funding source(s) for items not fully apportioned to this ICP, the total estimated cost and the estimated cost per net developable hectare.

Table 6 Supplementary Levy Transport Construction Projects

ICP Project ID	Project Title & Description	Staging	Internal Apportionment	Apportionment Funding Source	Estimated Cost	Cost Apportioned to ICP	Cost per Hectare (NDA)
Intersection Projects							
IN-02	Intersection: Donnybrook Road & Connector Street (N-S Connector) Construction of a primary arterial to connector road 4-way intersection (interim treatment). The construction cost of the intersection cannot be wholly funded from the standard levy because of the physical conditions of the land, being that service relocation incorporates a significant cost.	S (interim)	100%	N/A	\$6,154,000	\$6,154,000	\$5,959
IN-03	Intersection: Donnybrook Road & Patterson Drive Construction of a primary arterial to secondary arterial road 4-way intersection (interim treatment). The construction cost of the intersection cannot be wholly funded from the standard levy because of the physical conditions of the land, being that service relocation incorporates a significant cost.	S (interim)	36%	Standard levy	\$7,213,000	\$2,596,680	\$2,514
Signalised Pedestrian Crossing							
Ped-02	Signalised Pedestrian Crossing Crossing Gunns Gully Road between Koukoura Drive and Patterson Drive associated with the shared path along the gas pipeline easement.	M (interim)	100%	N/A	\$276,614	\$276,614	\$268
Ped-03	Signalised Pedestrian Crossing Crossing Donnybrook Road between Koukoura Drive and Patterson Drive associated with the shared path along the gas pipeline easement connecting south to Northern Quarries PSP.	M (interim)	50%	Shenstone Park ICP 50%	\$276,614	\$138,307	\$134
Bridge Projects							

BR-01	Bridge: Cameron Street Construct a 2 lane interim road bridge spanning Merri Creek and Melbourne-Sydney Railway	M (interim)	50.000%	Lockerbie DCP 50%	\$22,885,000	\$11,442,500	\$11,080
BR-02	Culvert: Patterson Drive Construct a 2 lane interim culvert crossing of constructed waterway	M (interim)	100%	N/A	\$794,217	\$794,217	\$769
BR-03	Culvert/bridge: Hayes Hill Boulevard Construct a Growling Grass Frog Habitat suitable culvert/bridge crossing of Darebin Creek - 2 lane culvert crossing.	M (ultimate)	100%	N/A	\$3,438,000	\$3,438,000	\$3,329
BR-04	Culvert/bridge: Cameron Street Construct a Growling Grass Frog Habitat suitable culvert/bridge crossing of Darebin Creek - 2 lane culvert crossing.	M (ultimate)	100%	N/A	\$3,336,000	\$3,336,000	\$3,230
BR-05	Bridge: Patterson Drive Construct a 2 lane interim bridge crossing of Merri Creek (shared development agency responsibility (City of Whittlesea/Shire of Mitchell)).	M (interim)	100%	N/A	\$7,738,000	\$7,738,000	\$7,493
					\$52,111,445	\$35,914,318	\$34,777



3.3 COMMUNITY & RECREATION CONSTRUCTION PROJECTS

The community and recreation construction projects included in this ICP are consistent with the range of facilities identified in the Donnybrook-Woodstock PSP.

The community and recreation construction projects identified in this ICP are listed in the following table. As there are no allowable supplementary levy items for community and recreation construction, all listed projects will be contributed to from the standard levy. The expected staging, the apportionment to this ICP, any external funding source(s) for items not fully apportioned to this ICP, the total estimated cost and the estimated cost per hectare are shown in the following table.

Under *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans*, the amount of the total standard levy rate for residential development that may be used for community and recreation construction must not exceed \$86,627 per net developable hectare in the 2018/2019 financial year or the indexed amount in subsequent financial years.

Table 7 Standard Levy Community & Recreation Construction Projects

ICP Project ID	Project Title & Description	Staging	Internal Apportionment	Apportionment Funding Source	Estimated Cost	Cost Apportioned to ICP	Cost per Hectare (NDHA)
Community Building Projects							
CI-01	Donnybrook Farmhouse Community Centre Construction of a Level 2 Community Activity Centre at LCC-1	M-L	100%	N/A	\$8,928,000	\$8,928,000	\$8,645
CI-02	Patterson Drive Community Centre Construction of a Level 2 Community Activity Centre at LTC-2	S-M	100%	N/A	\$8,928,000	\$8,928,000	\$8,645
CI-03	Darebin Creek Community Centre Construction of a Level 2 Community Activity Centre at LTC-4	M-L	100%	N/A	\$8,928,000	\$8,928,000	\$8,645
CI-04	Koukoura Drive Community Centre (with library) Construction of a Level 3 Community Activity Centre, Family Resource Centre and Branch Library at LTC-1	M-L	100%	N/A	\$11,830,000	\$11,830,000	\$11,455
CI-05	Lockerbie East Community Centre Construction of a Level 2 Community Activity Centre at LTC-3	M-L	100%	N/A	\$8,928,000	\$8,928,000	\$8,645
CI-06	Woodlands Community Centre Construction of a Level 1 Community Activity Centre at LCC-4	M-L	100%	N/A	\$7,606,000	\$7,606,000	\$7,365

CI-07	Merristock Community Centre Construction of a Level 1 Community Activity Centre at LCC-5	M-L	100%	N/A	\$7,606,000	\$7,606,000	\$7,365
Open Space Projects							
SR-01	Donnybrook Farmhouse Sports Reserve Construction of sports fields (Soccer and Tennis) and construction of a multi purpose pavilion (Located on Hayes Hill Boulevard near LCC-1)	S-M	100%	N/A	\$12,011,000	\$12,011,000	\$11,631
SR-02	Patterson Drive Sports Reserve Construction of sports fields (AFL/Cricket and Netball) and construction of a multi purpose pavilion (located near LTC-2)	S-M	100%	N/A	\$12,011,000	\$12,011,000	\$11,631
SR-03	Darebin Creek Sports Reserve Construction of sports fields (Soccer) and construction of a multi purpose pavilion (located near LTC-4)	M-L	100%	N/A	\$9,680,000	\$9,680,000	\$9,373
SR-04	Lockerbie East Sports Reserve Construction of sports fields (AFL/Cricket and Netball) and construction of a multi purpose pavilion (Located near LTC-3)	M-L	100%	N/A	\$12,011,000	\$12,011,000	\$11,631
SR-05	Koukoura Drive Sports Reserve Construction of sports fields (Tennis, Netball and Lawn bowls) and construction of a multi purpose pavilion (Located near LTC-1)	M-L	100%	N/A	\$10,558,000	\$10,558,000	\$10,224
SR-06	Woodlands Sports Reserve Construction of sports fields (Soccer) and construction of a multi purpose pavilion (Located near LCC-4)	M-L	100%	N/A	\$12,011,000	\$12,011,000	\$11,631
SR-07	Merristock Sports Reserve Construction of sports fields (AFL) and construction of a multi purpose pavilion (Located near LCC-5)	L	100%	N/A	\$9,677,000	\$9,677,000	\$9,371
					\$140,713,000	\$140,713,000	\$136,257

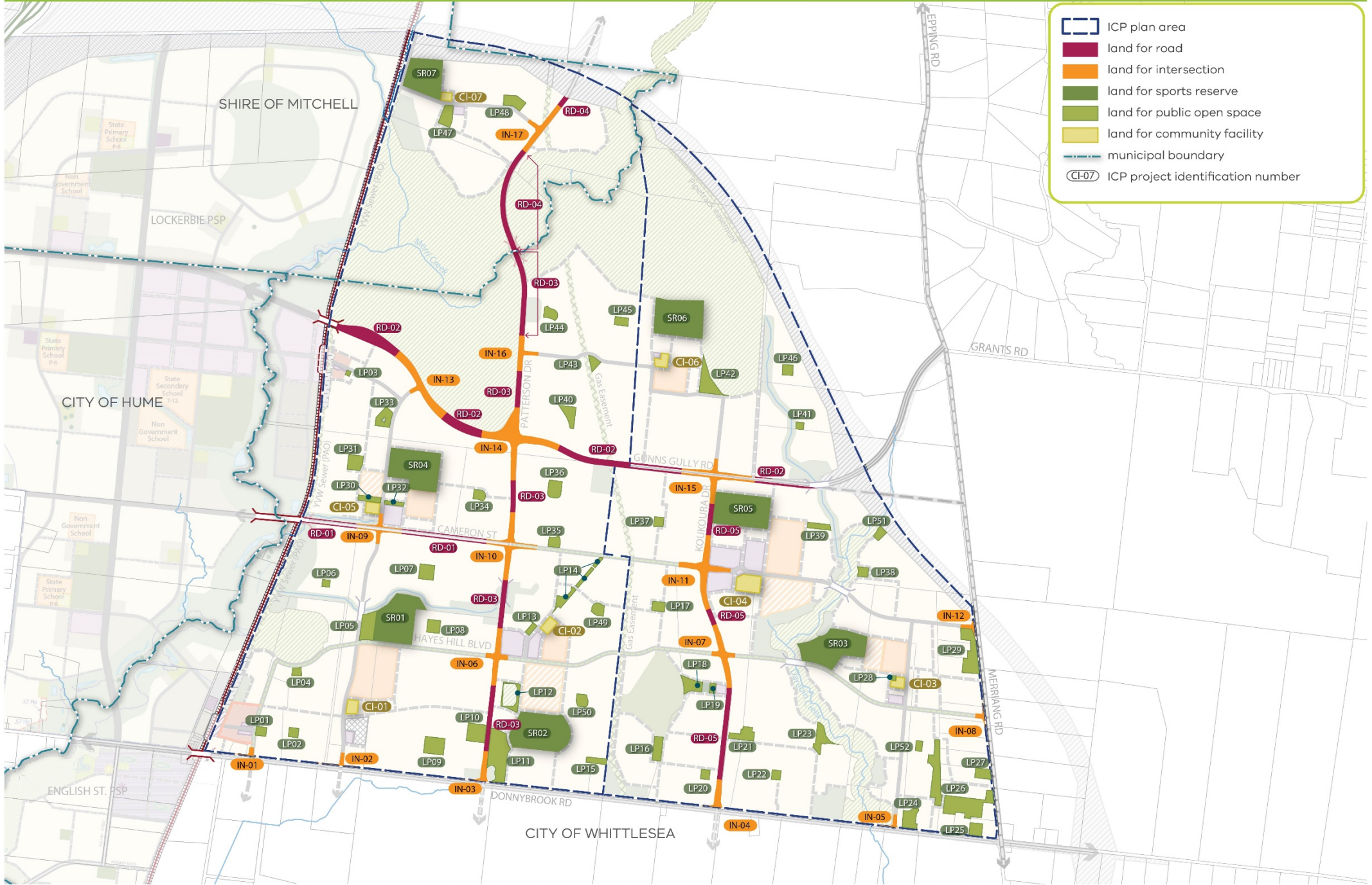
3.4 PROJECT STAGING

The expected staging of each infrastructure construction item is set out in Tables 5 to 7 and is based on information available at the time that the ICP was prepared. The Collecting and Development Agencies will monitor and assess the required timing for infrastructure projects and have regard to strategic resource plans, the development of the PSP and areas external to the ICP.

The Collecting and Development Agencies may consider alternative staging where:

- Infrastructure is to be constructed / provided by development proponents as works in kind, as agreed by the Collecting Agency;
- Transport network priorities require the delivery of works or provision of public purpose land to facilitate broader road network connections; and
- Community needs determine a change to the delivery of works or provision of public purpose land for community facilities or open space.

All items in this ICP will be provided as soon as is practicable and as soon as sufficient contributions are available, consistent with this ICP and acknowledging the Development Agency's capacity to provide the balance of funds not collected by this ICP.



4 PUBLIC PURPOSE LAND PROVISION

The public purpose land included in this ICP has been determined, and been subject to consultation, as part of the preparation of the Donnybrook-Woodstock PSP.

Public purpose land specified in an ICP may only be used or developed for an allowable public purpose specified in Annexure 1 to the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans*. Public purpose land may be:

- inner public purpose land (IPPL) - land within the ICP plan area that is specified in the ICP as land to be set aside for public purposes; or
- outer public purpose land (OPPL) - land outside of the ICP plan area that is specified in the ICP as land to be acquired for public purposes.

Only items listed in this ICP can be provided for by the land component of this ICP. Public purpose land not listed must be funded via other funding mechanisms.

4.1 INNER AND OUTER PUBLIC PURPOSE LAND

Plan 4 shows the location of public purposes land (both inner and outer) as well as the type of allowable public purposes for which it may be used and developed.

Table 8 specifies for each public purpose land (both inner and outer) the type of allowable public purposes for which it may be used and developed, the area and the expected staging. The staging for public purposes land is the same as the monetary component specified in section 3.

The IPPL forming part of each parcel of land is specified in Table 11.

Table 8 Inner public purpose land

ICP Project ID	Project Title & Description	Inner Public Purpose Land Area (ha)	Staging
Transport (Inner Public Purpose land)			
RD-01	Cameron Street Eastern edge of the Melbourne-Sydney Railway overpass to Patterson Drive - Purchase of land for widening of existing road reservation to create 34m wide ultimate road reservation.	1.25	M - L
RD-02	Gunns Gully Road Eastern edge of the Sydney-Melbourne railway overpass to E6 / OMR reservation - Purchase of land to create road reservation to create 41m wide ultimate road reservation.	9.26	M - L
RD-03	Patterson Drive Donnybrook Road to Merri Creek - Purchase of land for widening of existing road reservation to create 34m wide ultimate road reservation.	6.03	M - L
RD-04	Patterson Drive Merri creek to OMR/E6 reservation - Purchase of land for widening of existing road reservation to create 34m wide ultimate road reservation.	2.72	L
RD-05	Koukoura Drive Donnybrook Road to Gunns Gully Road - Purchase of land for widening of existing 34m wide ultimate road reservation.	3.21	S - M
IN-01	Donnybrook Road & Hayes Hill Boulevard/Langley Park Drive (arterial - boulevard connector/connector street) Purchase of land for ultimate alignment.	0.23	S - M

IN-02	Donnybrook Road & Nth-Sth connector street (arterial - connector street) Purchase of land for ultimate alignment.	0.31	S - M
IN-03	Donnybrook Road & Patterson Drive (arterial - arterial) Purchase of land for ultimate alignment.	0.88	S - M
IN-04	Donnybrook Road & Koukoura Drive (arterial - arterial) Purchase of land ultimate alignment.	0.91	S - M
IN-05	Donnybrook Road / Nth-Sth connector street (arterial - connector street T) Purchase of land for ultimate alignment.	0.28	S - M
IN-06	Patterson Drive & Hayes Hill Boulevard (arterial - boulevard connector street) Purchase of land for ultimate alignment.	1.81	M - L
IN-07	Koukoura Drive & Hayes Hill Boulevard (arterial - boulevard connector street) Purchase of land for ultimate alignment.	2.09	M - L
IN-08	Hayes Hill Boulevard & Merriang Road (boulevard connector street - 2 lane arterial) Purchase of land for ultimate alignment.	0.27	M - L
IN-09	Cameron Street & Connector Street (arterial - connector street) Purchase of land for ultimate alignment.	0.93	M - L
IN-10	Cameron Street & Patterson Drive (arterial - arterial) Purchase of land for ultimate alignment.	2.27	M - L
IN-11	Koukoura Drive & Cameron Street (arterial - connector street) Purchase of land for ultimate alignment.	3.28	M - L
IN-12	Cameron Street & Merriang Road (connector street - 2 lane arterial) Purchase of land for ultimate alignment.	0.34	M - L
IN-13	Gunns Gully Road & Connector Street (arterial - connector street T) Purchase of land for ultimate alignment.	2.39	M - L
IN-14	Gunns Gully Road & Patterson Drive (arterial - arterial) Purchase of land for ultimate alignment.	4.36	M - L
IN-15	Gunns Gully Road & Koukoura Drive (arterial - arterial/connector nth of Gunns Gully Road) Purchase of land for ultimate alignment.	2.23	M - L
IN-16	Patterson Drive & Connector St (arterial - connector street T) Purchase of land for ultimate alignment.	1.79	M - L
IN-17	Patterson Drive & Connector St (arterial - connector street T) Purchase of land for ultimate alignment.	0.94	M - L
Sub-Total		47.79	
COMMUNITY & RECREATION (INNER PUBLIC PURPOSE LAND)			
CI-01	Donnybrook Farmhouse Community Activity Centre Purchase of land	0.82	M- L
CI-02	Patterson Drive Community Activity Centre Purchase of land	0.80	S - M
CI-03	Darebin Creek Community Activity Centre Purchase of land	0.68	M- L
CI-04	Koukoura Drive Community Activity Centre Purchase of land	2.00	M- L

CI-05	Lockerbie East Community Activity Centre Purchase of land	0.80	M- L
CI-06	Woodlands Community Activity Centre Purchase of land	0.80	M- L
CI-07	Merristock Community Activity Centre Purchase land	0.50	M- L
Sub-Total		6.40	
OPEN SPACE (Inner Public Purpose Land)			
SR-01	Donnybrook Farmhouse Sports Reserve Purchase of land for a sporting reserve	8.10	S - M
SR-02	Patterson Drive Sports Reserve Purchase of land for a sporting reserve	9.01	S - M
SR-03	Darebin Creek Sports Reserve Purchase of land for a sporting reserve	8.00	M- L
SR-04	Lockerbie East Sports Reserve Purchase of land for a sporting reserve	8.03	M- L
SR-05	Koukoura Drive Sports Reserve Purchase of land for a sporting reserve including land for an indoor sports centre.	8.01	M- L
SR-06	Woodlands Sports Reserve Purchase of land for a sporting reserve	8.00	M- L
SR-07	Merristock Sports Reserve Purchase of land for a sporting reserve	5.65	L
LP-01	Local Park Purchase land	0.43	M- L
LP-02	Local Park Purchase land	0.41	M- L
LP-03	Local Park Purchase land	0.10	M- L
LP-04	Local Park Purchase land	0.34	M- L
LP-05	Local Park Purchase land	1.68	M- L
LP-06	Local Park Purchase land	0.25	M- L
LP-07	Local Park Purchase land	1.00	M- L
LP-08	Local Park Purchase land	0.75	M- L
LP-09	Local Park Purchase land	1.50	M- L
LP-10	Local Park Purchase land	1.48	M- L
LP-11	Local Park Purchase land	3.75	M- L
LP-12	Local Park Purchase land	0.66	M- L
LP-13	Local Park Purchase land	0.30	M- L
LP-14	Local Park Purchase land	1.22	M- L
LP-15	Local Park Purchase land	0.52	M- L

LP-16	Local Park Purchase land	0.95	M- L
LP-17	Local Park Purchase land	0.55	M- L
LP-18	Local Park Purchase land	1.07	M- L
LP-19	Local Park Purchase land	0.27	M- L
LP-20	Local Park Purchase land	0.38	M- L
LP-21	Local Park Purchase land	1.06	M- L
LP-22	Local Park Purchase land	0.38	M- L
LP-23	Local Park Purchase land	1.20	M- L
LP-24	Local Park Purchase land	1.16	M- L
LP-25	Local Park Purchase land	0.71	M- L
LP-26	Local Park Purchase land	6.06	M- L
LP-27	Local Park Purchase land	0.70	M- L
LP-28	Local Park Purchase land	0.10	M- L
LP-29	Local Park Purchase land	2.34	M- L
LP-30	Local Park Purchase land	0.54	M- L
LP-31	Local Park Purchase land	0.97	M- L
LP-32	Local Park Purchase land	0.34	M- L
LP-33	Local Park Purchase land	1.03	M- L
LP-34	Local Park Purchase land	0.50	M- L
LP-35	Local Park Purchase land	0.53	M- L
LP-36	Local Park Purchase land	1.00	M- L
LP-37	Local Park Purchase land	0.41	M- L
LP-38	Local Park Purchase land	0.45	M- L
LP-39	Local Park Purchase land	0.58	M- L
LP-40	Local Park Purchase land	0.91	M- L
LP-41	Local Park Purchase land	0.25	M- L
LP-42	Local Park Purchase land	1.67	M- L

LP-43	Local Park Purchase land	0.46	M- L
LP-44	Local Park Purchase land	0.61	M- L
LP-45	Local Park Purchase land	0.51	M- L
LP-46	Local Park Purchase land	0.50	M- L
LP-47	Local Park Purchase land	1.03	M- L
LP-48	Local Park Purchase land	1.01	M- L
LP-49	Local Park Purchase land	0.60	M- L
LP-50	Local Park Purchase land	0.60	M- L
LP-51	Local Park Purchase land	0.45	M- L
LP-52	Local Park Purchase land	0.31	M- L
Sub-Total		101.39	
Total		155.58	

Public Open Space Contributions

The overall open space contribution for this ICP is identified in Land Budget Table 16 and Table 17. This ICP provides for the provision of public purpose land for local sports reserves and local parks. The community and recreation levy of the monetary component contributes towards the construction of local sports reserves. The construction of local parks is considered developer works and separate from this ICP.

4.2 LAND COMPONENT

The following table summarises for each class of development specified in this ICP:

- The total area of contribution land
- The total area of transport inner public purpose land
- The total area of community and recreation inner public purpose land
- The total area of inner public purpose land
- The total area of outer public purpose land
- The ICP land contribution percentage.

Table 9 Public Purposes Land Summary

Class of Development	Total Contribution Land (Ha)	Transport Public Purposes Land (Ha)	Community and Recreation & Open Space Public Purposes Land (Ha)	Total Inner Public Purposes Land (Ha)	Total Outer Public Purposes Land (Ha)	Total Public Purposes land (Ha)	Total ICP Contribution Percentage
Residential (Ha)	1,188.29	47.79	107.79	155.58	0.00	155.58	13.09%
Commercial and Industrial (Ha)	0.00	0.00	0.00	0.00	0.00	0.00	0.00%

Total	1,188.29	47.79	107.79	155.58	0.00	155.58
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The ICP land contribution percentage for a class of development is calculated by dividing the total area of public purpose land specified in this ICP that is attributable to that class of development by the total area of the contribution land in the ICP plan area in that class of development.

Where the need for a type of public purposes land is attributable to more than one class of development (for example, transport public purpose land), each development class's share of the public purpose land is equal to its proportion of the total contribution land.

As public purpose land cannot be evenly distributed across all parcels, 155.47 ha of inner public purpose land identified in Table 9, will be equalised by parcels that are required to provide less than the ICP land contribution percentage identified in Table 9.

Table 10 summarises for each class of development specified in this ICP:

- total amount of IPPL (in hectares) that is provided over the ICP land contribution percentage;
- the total value of the credits for the IPPL over the ICP land contribution percentage;
- the total estimated value for any OPPL, the total land equalisation to be paid (IPPL credits plus OPPL estimated value);
- the total amount of IPPL that is equal to or less than the ICP land contribution percentage (this is IPPL (Ha) to be directly provided by each parcel and this land is not entitled to a credit); and
- the land equalisation rate (total land equalisation value divided by the total IPPL under the ICP land contribution percentage).

The land equalisation rate (\$ per Ha) is used to determine the land equalisation amount specified in Table 11. The land equalisation amount is required to be paid by parcels which have a land contribution percentage that is less than the ICP land contribution percentage.

Table 10 ICP Land Equalisation Rate

Class of Development	Total IPPL (Ha) Equal to or less than ICP Land Contribution Percentage	Total IPPL (Ha) Over ICP Land Contribution Percentage	Total IPPL Land Credit Amount (for 'Over' land)	Total Outer Land Estimated Value	Total Land Equalisation to be Paid	Land Equalisation Rate (\$ per Ha)
Residential (Ha)	127.85	27.62	\$68,606,994.07	\$0.00	\$68,606,994.07	\$2,484,059.20
Total	127.85	27.62	\$68,606,994.07	\$0.00	\$68,606,994.07	\$2,484,059.20

Table 11 specifies for each parcel of land in the ICP plan area:

- the area of IPPL forming part of the parcel
- the type of public purpose for which that IPPL may be used and developed
- the parcel contribution percentage
- the number of hectares that the parcel contribution percentage is above (land credit) or below (land equalisation) the ICP land contribution percentage
- a land credit amount or land equalisation amount
- the land equalisation amount expressed as a rate per net developable hectares in the parcel.

Table 11 Public Purpose Land Credit & Equalisation Amounts

PSP PARCEL ID	Total Contribution Area (Hectares)	Class of Development	ICP Land Contribution Percentage (Hectares)	Public Purpose Land				Parcel Contribution Percentage	Land Credit Amount		Land Equalisation Amount		
				Transport (Hectares)	Residential Community and Recreation & Open Space (Hectares)	Commercial & Industrial Community and Recreation & Open Space (Hectares)	Parcel Contribution - Total (Hectares)		Hectares	Total \$	Hectares	Total \$	\$ per NDHA
1	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
2	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
3	64.6642	Residential	8.4665	2.3446	8.1812	0.0000	10.5258	16.28%	2.0593	\$5,263,532.92	0.0000	\$0.00	\$0.00
4	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
5	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
6	16.0695	Residential	2.1040	1.9748	0.0000	0.0000	1.9748	12.29%	0.0000	\$0.00	0.1292	\$320,939.54	\$22,770.23
7	54.4326	Residential	7.1269	10.2142	1.1330	0.0000	11.3472	20.85%	4.2203	\$8,862,020.54	0.0000	\$0.00	\$0.00
8	95.0108	Residential	12.4398	7.5017	2.4901	0.0000	9.9919	10.52%	0.0000	\$0.00	2.4479	\$6,080,498.28	\$71,519.39
9	50.6016	Residential	6.6253	0.8831	10.6804	0.0000	11.5635	22.85%	4.9382	\$12,314,826.90	0.0000	\$0.00	\$0.00
10	58.2118	Residential	7.6217	2.8031	2.0300	0.0000	4.8331	8.30%	0.0000	\$0.00	2.7886	\$6,926,586.65	\$129,763.24
11	14.7392	Residential	1.9298	0.2525	0.2500	0.0000	0.5025	3.41%	0.0000	\$0.00	1.4274	\$3,545,452.94	\$249,035.79
12	0.9926	Residential	0.1300	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.1300	\$322,827.73	\$325,222.88
13	3.6064	Residential	0.4722	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.4722	\$1,172,881.80	\$325,222.88
14	0.7914	Residential	0.1036	0.0249	0.0000	0.0000	0.0249	3.15%	0.0000	\$0.00	0.0787	\$195,478.37	\$255,039.34
15	17.3875	Residential	2.2766	0.2058	0.4311	0.0000	0.6369	3.66%	0.0000	\$0.00	1.6397	\$4,072,907.47	\$243,149.10

16	28.9377	Residential	3.7888	0.0125	0.7500	0.0000	0.7625	2.63%	0.0000	\$0.00	3.0263	\$7,517,227.68	\$266,802.48
17	62.8849	Residential	8.2335	2.1420	6.0016	0.0000	8.1436	12.95%	0.0000	\$0.00	0.0900	\$223,526.91	\$4,083.33
18	1.1384	Residential	0.1491	0.0236	0.0000	0.0000	0.0236	2.08%	0.0000	\$0.00	0.1254	\$311,556.05	\$279,472.58
19	82.6230	Residential	10.8179	2.2062	9.3415	0.0000	11.5477	13.98%	0.7298	\$1,788,327.22	0.0000	\$0.00	\$0.00
20	111.7862	Residential	14.6362	3.2481	17.4657	0.0000	20.7138	18.53%	6.0776	\$13,750,866.48	0.0000	\$0.00	\$0.00
21	1.9786	Residential	0.2591	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.2591	\$643,473.46	\$325,222.88
22	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
23	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
24	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
25	69.5598	Residential	9.1075	1.2527	10.4738	0.0000	11.7265	16.86%	2.6190	\$6,477,480.91	0.0000	\$0.00	\$0.00
26	8.6731	Residential	1.1356	0.0000	0.5000	0.0000	0.5000	5.76%	0.0000	\$0.00	0.6356	\$1,578,725.49	\$193,160.91
27	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0000	\$0.00	\$0.00
28	10.5902	Residential	1.3866	0.0000	0.2500	0.0000	0.2500	2.36%	0.0000	\$0.00	1.1366	\$2,823,284.13	\$273,039.25
29	12.7745	Residential	1.6726	0.0662	0.0000	0.0000	0.0662	0.52%	0.0000	\$0.00	1.6064	\$3,990,126.01	\$313,978.14
30A	8.5960	Residential	1.1255	0.1854	0.0000	0.0000	0.1854	2.16%	0.0000	\$0.00	0.9401	\$2,335,029.86	\$277,631.23
30B	90.3492	Residential	11.8295	3.8773	9.8984	0.0000	13.7757	15.25%	1.9463	\$4,662,661.31	0.0000	\$0.00	\$0.00
31	38.0961	Residential	4.9879	0.0000	1.6191	0.0000	1.6191	4.25%	0.0000	\$0.00	3.3688	\$8,367,930.55	\$229,403.15
32	78.7068	Residential	10.3051	7.6765	3.4749	0.0000	11.1514	14.17%	0.8463	\$2,061,698.75	0.0000	\$0.00	\$0.00
33	86.6286	Residential	11.3423	0.0028	10.7728	0.0000	10.7756	12.44%	0.0000	\$0.00	0.5668	\$1,407,801.53	\$18,559.58
34	0.4115	Residential	0.0539	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0539	\$133,834.60	\$325,222.88
35	0.6567	Residential	0.0860	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.0860	\$213,570.28	\$325,222.88

36	26.6708	Residential	3.4920	0.2789	0.7838	0.0000	1.0628	3.98%	0.0000	\$0.00	2.4293	\$6,034,148.00	\$235,634.48
37	42.0002	Residential	5.4991	0.1914	3.8596	0.0000	4.0510	9.65%	0.0000	\$0.00	1.4481	\$3,596,930.79	\$94,782.79
38	2.6049	Residential	0.3411	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.3411	\$847,171.42	\$325,222.88
39	0.8192	Residential	0.1073	0.0740	0.0000	0.0000	0.0740	9.04%	0.0000	\$0.00	0.0332	\$82,539.61	\$110,768.64
40	2.4951	Residential	0.3267	0.0763	0.7550	0.0000	0.8313	33.32%	0.5046	\$1,847,069.07	0.0000	\$0.00	\$0.00
41	1.3399	Residential	0.1754	0.0000	0.1997	0.0000	0.1997	14.91%	0.0243	\$115,440.70	0.0000	\$0.00	\$0.00
42	1.4153	Residential	0.1853	0.0000	0.3508	0.0000	0.3508	24.78%	0.1654	\$703,142.69	0.0000	\$0.00	\$0.00
43	4.0482	Residential	0.5300	0.0000	1.0339	0.0000	1.0339	25.54%	0.5039	\$1,511,711.19	0.0000	\$0.00	\$0.00
44	4.8108	Residential	0.6299	0.0118	0.0000	0.0000	0.0118	0.25%	0.0000	\$0.00	0.6180	\$1,535,172.67	\$319,897.13
45	3.1717	Residential	0.4153	0.2460	0.0000	0.0000	0.2460	7.76%	0.0000	\$0.00	0.1693	\$420,525.60	\$143,733.36
46	3.2634	Residential	0.4273	0.0160	0.0000	0.0000	0.0160	0.49%	0.0000	\$0.00	0.4113	\$1,021,646.11	\$314,600.02
47	3.3291	Residential	0.4359	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.4359	\$1,082,697.13	\$325,222.88
48	3.4654	Residential	0.4537	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000	\$0.00	0.4537	\$1,127,011.36	\$325,222.88
49	3.5670	Residential	0.4670	0.0000	0.6998	0.0000	0.6998	19.62%	0.2327	\$837,841.98	0.0000	\$0.00	\$0.00
50	3.6751	Residential	0.4812	0.0000	0.3281	0.0000	0.3281	8.93%	0.0000	\$0.00	0.1531	\$380,166.86	\$113,586.88
51	2.7224	Residential	0.3564	0.0000	1.0775	0.0000	1.0775	39.58%	0.7211	\$2,163,201.88	0.0000	\$0.00	\$0.00
52	2.6137	Residential	0.3422	0.0000	1.2514	0.0000	1.2514	47.88%	0.9091	\$2,636,527.70	0.0000	\$0.00	\$0.00
53	2.0451	Residential	0.2678	0.0000	1.0008	0.0000	1.0008	48.94%	0.7330	\$2,199,063.82	0.0000	\$0.00	\$0.00
54	2.0529	Residential	0.2688	0.0000	0.7065	0.0000	0.7065	34.42%	0.4378	\$1,532,155.08	0.0000	\$0.00	\$0.00
SUB - TOTAL	1,187.0090		155.4156	47.7925	107.7905	0.0000	155.5830		27.6688	\$68,727,569.13	27.5014	\$68,311,668.88	

Road Reserve													
Road Reserve 1	1.2788	Residential	0.1674	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000		0.1674	\$415,900.26	\$325,222.88
Road Reserve 2	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000		0.0000	\$0.00	\$0.00
R3	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000		0.0000	\$0.00	\$0.00
R4	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000		0.0000	\$0.00	\$0.00
R5	0.0000	Residential	0.0000	0.0000	0.0000	0.0000	0.0000	0.00%	0.0000		0.0000	\$0.00	\$0.00
SUB-TOTAL	1.2788		0.1674	0.0000	0.0000	0.0000	0.0000		0.0000	\$0.00	0.1674	\$415,900.26	

TOTALS PSP Donnybrook & Woodstock	1,188.2878		155.5830	47.7925	107.7905	0.0000	155.5830		27.6688	\$68,727,569.13	27.6688	\$68,727,569.13	
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Residential Total	1,188.2878		155.5830	47.7925	107.7905		155.5830	13.0930 %	27.6688	\$68,727,569.13	27.6688	\$68,727,569.13	
Residential Equalisation Rate										\$2,483,937.27			

5 CONTRIBUTIONS & ADMINISTRATION

5.1 COLLECTING AGENCY

The City of Whittlesea and the Shire of Mitchell are the collecting agency for the purposes of Part 3AB of the *Planning and Environment Act 1987* (the Act) and this ICP. The monetary component and any land equalisation amount of an infrastructure contribution imposed under this ICP must be paid to the collecting agency. As the collecting agency, the City of Whittlesea and the Shire of Mitchell are responsible for the administration and enforcement of this ICP, including the payment of land credit amounts, in accordance with Part 3AB of the Act.

5.2 DEVELOPMENT AGENCY

The City of Whittlesea and the Shire of Mitchell are the development agency for the purposes of Part 3AB of the Act and this ICP. The development agency is responsible provision of the infrastructure projects and acquisition of outer public purpose land identified in this ICP. As the development agency, the City of Whittlesea and the Shire of Mitchell are also responsible for the proper administration of this ICP in accordance with Part 3AB of the Act.

5.3 NET DEVELOPABLE AREA

The monetary component of Metropolitan Greenfield Growth Area ICPs are payable on the Net Developable Area (NDA) of land on any given development site (NDA is defined in Appendix 1 Definitions).

To align with the classes of development specified in this ICP, the NDA is divided into:

- Net Developable Area Residential (NDA-R) – the NDA for the residential class of development
- Net Developable Area Employment (NDA-E) – the NDA for the commercial and industrial class of development.

The NDA for this ICP has been calculated in Table 16 and Table 17. Table 16 is the summary land use budget which summarises the land requirements and net developable area for the ICP plan area as a whole. Table 17 is the parcel specific land use budget which specifies the net developable area and land requirements for each parcel of land in the ICP plan area.

For the purposes of this ICP, the number of net developable hectares will only change if the Collecting Agency agrees to a variation to the parcel specific land budget and associated tables in the PSP and ICP.

5.4 CONTRIBUTION LAND

The land component of the infrastructure contribution is calculated based on the contribution land.

The contribution land specified in this ICP is the land in the ICP plan area in respect of which an infrastructure contribution is to be imposed under this plan if any of that land is developed. It excludes encumbered land, land already used or developed for a public purpose and land that is exempt from paying an infrastructure contribution under the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans*. It includes the Net Developable Area and Inner Public Purpose Land.

The contribution land in the ICP plan area is specified in Table 16 and Table 17.

5.5 LEVY RATES AND CLASSES OF DEVELOPMENT

Annexure 1 to the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans* specifies standard levy rates for two classes development for Metropolitan Greenfield Growth Areas – 'residential development' and 'commercial and industrial development'

Table 12 specifies the standard levy rate for each class of development.

- the classes of development
- the standard levy rate that applies to each class of development

Table 12 Classes of Development & Standard Levy Rates

CLASS OF DEVELOPMENT	TRANSPORT CONSTRUCTION	COMMUNITY & RECREATION CONSTRUCTION	TOTAL STANDARD LEVY RATE
Residential	\$114,062	\$86,627	\$200,689
Commercial and Industrial	\$0	\$0	\$0

Table 13 specifies the supplementary levy rate for each class of development.

Table 13 Classes of Development & Supplementary Levy Rates

CLASS OF DEVELOPMENT	TRANSPORT CONSTRUCTION	COMMUNITY & RECREATION CONSTRUCTION	TOTAL SUPPLEMENTARY LEVY RATES
Residential	\$34,777	\$0	\$34,777
Commercial and Industrial	\$0	\$0	\$0

The total levy rates (standard and supplementary) for the classes of development are specified in Table 14.

Table 14 Classes of Development & Monetary Component Total Levy Rates

CLASS OF DEVELOPMENT	TRANSPORT CONSTRUCTION	COMMUNITY & RECREATION CONSTRUCTION	TOTAL LEVY RATES
Residential	\$148,839	\$86,627	\$235,465.94
Commercial and Industrial	\$0	\$0	\$0

5.6 ESTIMATED VALUE OF PUBLIC PURPOSE LAND

A land credit amount specified in this ICP is based on the estimated value of the inner public purpose land in that parcel of land determined in accordance with Part 3AB of the Act and the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans* and the *Infrastructure Contributions Plan Guidelines* (Ministerial Direction).

The component of a land equalisation amount specified in this ICP that relates to any outer public purpose land is based on the estimated value of the outer public purpose land determined in accordance with the method specified in the Ministerial Direction.

The component of a land equalisation amount specified in this ICP that relates to any inner public purpose land is based on the estimated value of land credit amounts for inner public purpose land.

The estimated value of inner public purpose land in a parcel of land is required to be calculated when the **parcel contribution percentage** of that land is more than the **ICP land contribution percentage** for the class of development.

The parcels of land with a land contribution percentage that is more than the ICP public land contribution percentage are identified in Table 11.

5.7 PAYMENT OF CONTRIBUTIONS

5.7.1 TIMING OF PAYMENT OF MONETARY COMPONENT & LAND EQUALISATION AMOUNTS

Subdivision of land

If the development of the land involves a plan under the *Subdivision Act 1988*, the monetary component (standard levy and supplementary levy) and any land equalisation amount of an infrastructure contribution must be paid to the

Collecting Agency for the land after certification of the relevant plan of subdivision but cannot be required more than 21 days prior to the issue of a Statement of Compliance with respect to that plan.

If the subdivision is to be developed in stages, only the monetary component and any land equalisation amount for the stage to be developed is required paid to the Collecting Agency within 21 days prior to the issue of a Statement of Compliance for that stage, provided that a Schedule of Infrastructure Contributions is submitted with each stage of the plan of subdivision. The Schedule must show the amount of the infrastructure contributions payable for each stage and the value of the contributions for prior stages to the satisfaction of the Collecting Agency.

If the Collecting Agency agrees to works in lieu of payment of the monetary component, the land owner must enter into an agreement under Section 173 of the *Planning and Environment Act 1987* in respect of the proposed works in lieu.

Development of land where no subdivision is proposed

Provided an infrastructure contribution has not yet been collected for development of the subject land, the monetary component and any land equalisation amount of an infrastructure contribution must be paid to the Collecting Agency before the issue of a building permit for each net developable hectare proposed to be developed prior to the commencement of any development (development includes buildings, car park, access ways, landscaping and ancillary components). If the Collecting Agency agrees to works in lieu of payment of the monetary component, the land owner must enter into an agreement, or other suitable arrangement, under Section 173 of the *Planning and Environment Act 1987* in respect of the proposed works or provision of land in lieu.

Where no building permit is required

Where no building permit is required, the monetary component and any land equalisation amount of an infrastructure contribution must be paid to the Collecting Agency prior to the commencement of any development in accordance with a permit issued under the Act, unless otherwise agreed by the Collecting Agency in a Section 173 agreement.

If the Collecting Agency agrees to works in lieu of payment of the monetary component, the land owner must enter into an agreement under Section 173 of the *Planning and Environment Act 1987* in respect of the proposed works or provision of land in lieu.

5.7.2 INNER PUBLIC PURPOSE LAND

If any land component of an infrastructure contribution includes inner public purpose land, that inner public purpose land must be provided in accordance with section 46GV of the Act.

5.8 PAYMENT OF LAND CREDIT AMOUNTS

A person is entitled to be paid the land credit amount specified in this ICP in relation to a parcel of land if:

- on development of that parcel the person must, in accordance with section 46GV(4) of the Act, provide inner public purpose land forming part of that parcel to the collecting agency or a development agency; and
- the parcel contribution percentage of the parcel of land to be developed is more than the ICP land contribution percentage for that class of development.

The land credit amount is to be paid by the Collecting Agency to the landowner at a time to be agreed, but not before lodgement of a subdivision plan. This may be formalised in a section 173 agreement if the Collecting Agency and landowner agree.

5.9 DEVELOPMENT EXEMPT FROM CONTRIBUTIONS

Some classes of development are exempt from infrastructure contributions. Where land is subdivided or developed for an exempt purpose, as listed below, and the land is subsequently used for a purpose other than as one of those exempt uses, the owner of that land must pay to the Collecting Agency infrastructure contributions in accordance with the provisions of this ICP. The levy must be paid within 28 days of the date of the commencement of the construction of any buildings or works for that alternative use.

5.9.1 SCHOOLS

The development of land for government and non-government schools are exempt from the requirement to pay an infrastructure contribution levy in accordance with the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans*.

5.9.2 HOUSING

Any housing to be provided by or on behalf of the Department of Health & Human Services (DHHS) is exempt from the requirement to pay an infrastructure contributions levy in accordance with the *Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans*.

5.10 WORKS IN KIND

Under section 46GX of the Act, the Collecting Agency may accept the provision of works, services or facilities by an applicant in part or full satisfaction of the monetary component of an infrastructure contribution payable by the applicant to the collecting agency ('works in kind').

Before accepting the provision of works in kind, the collecting agency must obtain the agreement of the development agency or agencies specified in this ICP.

The collecting agency should only accept the provision of works in kind if:

- The works in kind constitute part or all of the delivery of an infrastructure project(s) identified in this ICP, to the satisfaction of the collecting agency and development agency.
- The Collection Agency and Development Agency have agreed that the timing of the works in kind is consistent with priorities in this ICP (alternatively a credit for works may be delayed to align with clearly identified and published development priorities).
- The works in kind are defined and agreed in a section 173 agreement.
- The detailed design of the works in kind is to the satisfaction of the Development Agency and any others identified in permit conditions.

If the Collecting and Development Agencies accept the provision of works in kind:

- The value of the works in kind will be negotiated between the Collecting Agency and the applicant;
- The monetary component the infrastructure contribution payable by the applicant will be offset by the agreed value of the works in kind; and
- If the agreed value of the works in kind exceeds the monetary component the infrastructure contribution, the applicant will be reimbursed the difference between the two amounts at a time negotiated between applicant and the Collecting and Development Agencies.

The land component and any land equalisation amounts or land credit amounts cannot be accepted as works in kind.

5.10.1 INTERIM AND TEMPORARY WORKS

Interim and temporary works are not considered as eligible for works in kind credits against this ICP, unless agreed to by the Collecting and Development Agencies.

5.11 WORKS IN KIND REIMBURSEMENT

If the Collecting Agency agrees to accept works under section 46GX of the Act and the value of those works is greater than the monetary component of the infrastructure contribution payable by the applicant, the applicant is entitled to be reimbursed the difference between the two amounts.

The details of a reimbursement must be negotiated with, and agreed to by the Collecting Agency and Development Agency.

5.12 FUNDS ADMINISTRATION

The contributions made under this ICP will held by the Collecting Agency until required for the provision of infrastructure projects. Details of contributions received and expenditures will be held by the Collecting Agency in accordance with the provisions of the *Local Government Act 1989*, the *Planning and Environment Act 1987* and the *Ministerial Reporting Requirements for Infrastructure Contributions Plans*.

5.13 ANNUAL INDEXATION OF STANDARD LEVY RATES

The standard levy rates specified in this ICP will be indexed in accordance with the indexation method specified in Annexure 1 of the Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans on 1 July each year.

The indices used in the indexation method are set out in Table 11.

Table 15 Indices

CLASS OF INFRASTRUCTURE	INDEX
Community and recreation construction	Australian Bureau of Statistics Producer Price Indexes Non-Residential Building Construction Index, Victoria (Catalogue 6427.0, Table 17 Output of the Construction Industries)
Transport construction	Australian Bureau of Statistics Producer Price Indexes Road & Bridge Construction Index, Victoria (Catalogue 6427.0, Table 17 Output of the Construction Industries)

5.14 ANNUAL INDEXATION OF SUPPLEMENTARY LEVY RATES

The supplementary monetary component of this ICP will be indexed annually using the following formula:

$$\text{ASLR} = \text{PSLR} \times A / B$$

Where:

- ASLR is the adjusted standard levy rate being indexed;
- PSLR is the standard levy rate for the previous financial year;
- A is the average of the index numbers specified for the relevant infrastructure category for the latest full year available; and
- B is the average of the producer price index numbers for the previous year available.

The indices used in the indexation method are set out in Table 11.

Table 16 Indices – supplementary levy rates

CLASS OF INFRASTRUCTURE	INDEX
Transport construction	Australian Bureau of Statistics Producer Price Indexes Road & Bridge Construction Index, Victoria (Catalogue 6427.0, Table 17 Output of the Construction Industries)

5.15 ADJUSTMENT OF LAND CREDIT LAND AMOUNTS

The land credit amounts specified in this ICP will be adjusted in accordance with the method of adjustment specified in Annexure 1 of the Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans on 1 July each year.

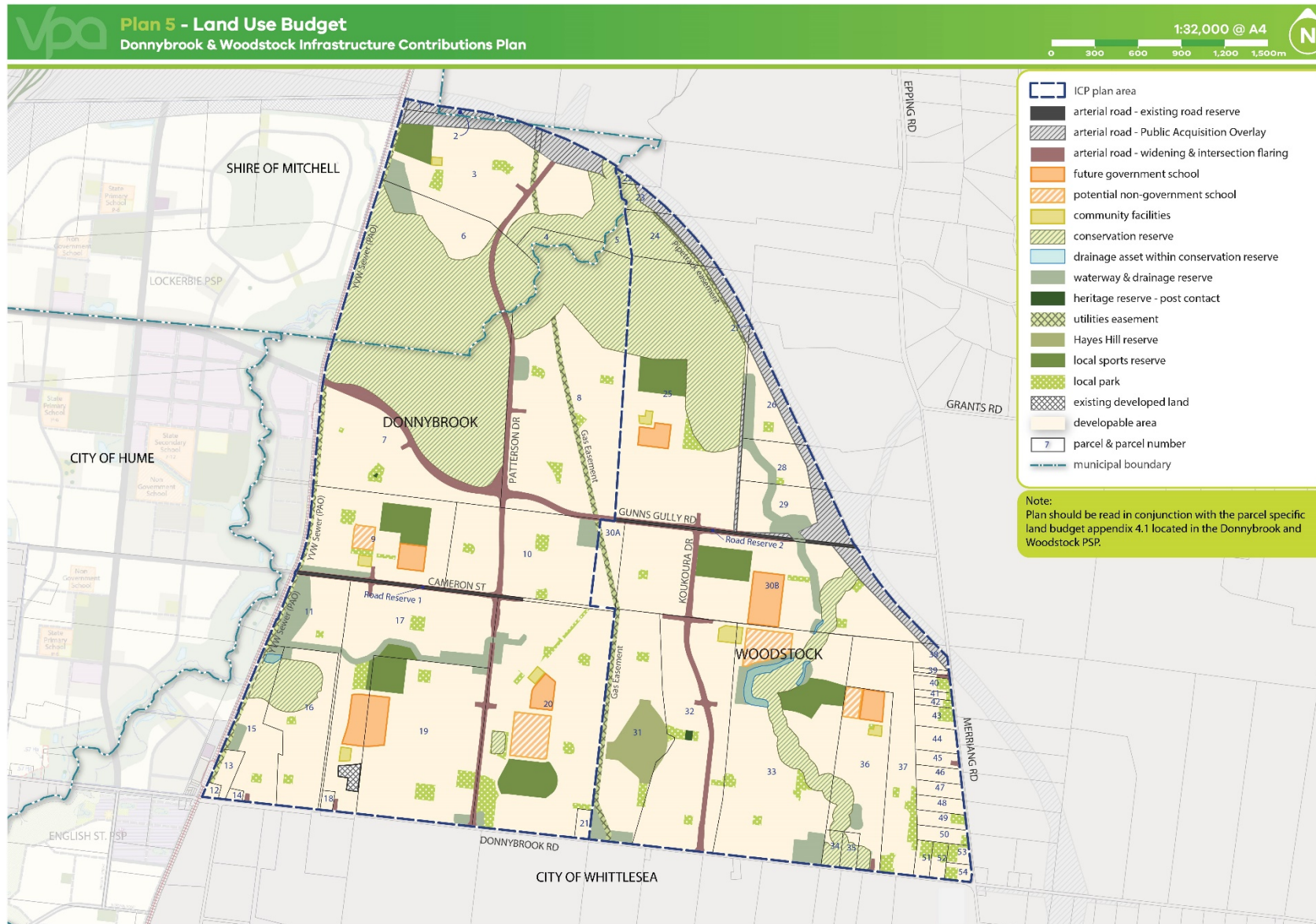
5.16 ADJUSTMENT OF LAND EQUALISATION AMOUNTS

The land equalisation amounts specified in this ICP will be adjusted in accordance with the method of adjustment specified in Annexure 1 of the Ministerial Direction on the Preparation and Content of Infrastructure Contributions Plans on 1 July each year.

6 APPENDIX 1 DEFINITIONS

Collecting Agency	The Minister, public authority or municipal council specified in an infrastructure contributions plan as the entity that an infrastructure levy is payable to in accordance with Part 3AB of the <i>Planning and Environment Act 1987</i> .
Contribution Land	Is the land in the ICP plan area of an infrastructure contribution plan in respect of which an infrastructure contribution is to be imposed under the plan if any of that land is developed. This excludes encumbered land, existing public purposes land and land that is exempt from paying a contribution. It includes Net Developable Area and Inner Public Purpose Land
Development Agency	The Minister, public authority or municipal council specified in an infrastructure contributions plan as the entity responsible for works, services or facilities and public purpose land specified in this ICP plan.
Gross Developable Area	Total precinct area excluding encumbered land, arterial roads and other roads with four or more lanes.
Inner Public Purpose Land	Land within the ICP plan area that is specified in this ICP as land to be set aside for public purposes.
Net Developable Area (NDA)	Land within a precinct available for development. This excludes encumbered land, arterial roads, railway corridors, schools and community facilities and public open space. It includes lots, local streets and connector streets. Net Developable Area may be expressed in terms of hectare units (for example NDHa).
Land Budget Table	A table setting out the ICP plan area, contribution land, net developable area and the classes of development.
Outer Public Purpose Land	Land outside of the ICP plan area that is specified in this ICP as land to be acquired for public purposes.
Works in Kind	Any works, services or facilities accepted by the collecting agency in a part or full satisfaction of the monetary component of an infrastructure contribution.

7 APPENDIX 2 LAND



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Table 17 Summary Land Use Budget

Description	TOTAL		
	HECTARES	% OF TOTAL	% OF NDA
TOTAL PRECINCT AREA (ha)	1,785.94		
Transport			
Arterial Road - Existing Road Reserve	6.32	0.35%	0.61%
Arterial Road - Public Acquisition Overlay	57.78	3.24%	5.59%
Arterial Road - New / Widening / Intersection Flaring (Public purposes land)	47.79	2.68%	4.63%
Arterial Road - Landscape Buffer Adjoining	0.00	0.00%	0.00%
Non-Arterial Road - Retained Existing Road Reserve	0.00	0.00%	0.00%
Non-Arterial Road - Landscape Buffer Adjoining	0.00	0.00%	0.00%
Public Transport Facilities / Reserve	0.00	0.00%	0.00%
Public Transport Facilities - Public Acquisition Overlay	0.00	0.00%	0.00%
Other	0.00	0.00%	0.00%
Sub-total Transport	111.88	6.3%	10.83%
Community & Education			
Existing Government School	0.00	0.00%	0.00%
Government School	32.34	1.81%	3.13%
Existing Non-Government School	0.00	0.00%	0.00%
Potential Non-Government School	20.47	1.15%	1.98%
Local Community Facility (Public Purposes land)	6.40	0.36%	0.62%
Local Indoor Recreation (Public purposes land)	0.00	0.00%	0.00%
State Government Community Facility	0.00	0.00%	0.00%
Other	0.00	0.00%	0.00%
Sub-total Education	59.21	3.3%	5.7%
Open Space			
Service Open Space			
Conservation Reserve	372.82	20.88%	36.10%
Waterway and Drainage Reserve	63.35	3.55%	6.13%
Heritage Reserve - Aboriginal	0.00	0.00%	0.00%
Heritage Reserve - Post Contact	0.39	0.02%	0.04%
Utilities Easements	27.31	1.53%	2.64%
Cemeteries / Memorial Parks	0.00	0.00%	0.00%
Other	0.00	0.00%	0.00%
Sub-total Service Open Space	463.87	25.97%	44.92%
Credited Open Space			
Local Sports Reserve (Public purposes land)	54.80	3.1%	5.31%
Local Network Park (Public purposes land)	46.59	2.6%	4.51%
Sub-total Credited Open Space	101.39	5.7%	9.82%
Regional Open Space			
Metropolitan Open Space (state funded)	0.00	0.0%	0.00%
Municipal Open Space (council funded)	14.58	0.8%	1.41%
Sub-total Regional Open Space	14.58	0.8%	1.41%
Total All Open Space	579.84	32.5%	56.15%
Other			
Existing Developed Land	2.31	0.13%	0.22%

Utilities Sub-stations / facilities (acquired by relevant authority)	0.00	0.00%	0.00%
Private Sports Facilities	0.00	0.00%	0.00%
Other	0.00	0.00%	0.00%
Other	0.00	0.00%	0.00%
Sub-total	2.31	0.13%	0.22%
TOTAL NET DEVELOPABLE AREA - (NDA) Ha	1,032.70	57.82%	
NET DEVELOPABLE AREA - RESIDENTIAL (NDAR) Ha	1,032.70	57.82%	
NET DEVELOPABLE AREA - EMPLOYMENT (NDAE) Ha	0.00	0.00%	
TOTAL CONTRIBUTION LAND - Ha	1,188.29		
Description	TOTAL		
Residential Local Open Space (expressed as % of NDAR)	Hectares	% of NDAR	
Local Sports Reserve (Public purposes land)	54.80	5.31%	
Local Network Park (Public purposes land)	46.59	4.51%	
Sub-total	101.39	9.82%	
Employment Local Open Space (expressed as % of NDAE)	Hectares	% of NDAE	
Local Network Park (Public purposes land)	0.00	0.00	
Sub-total	0.00	0.00	
Total Open Space	101.39	9.82%	

Table 18 Parcel Specific Land Use Budget

PSP PARCEL ID	TOTAL AREA (HECTA RES)	Transport				Community & Education				Open Space								Other		Total Net Developable Area (Hectares)	Total Contribution Area (Hectares)	Net Developable Area % of Property
		Arterial Road								Service Open Space					Credited Open Space		Regio nal Open Spac e					
		Arterial Road - Existing Road Reserve	Arterial Road - Public Acquisition Overlay	Arterial Road - New / Widening / Intersection Flaring (Public purposes land)	Arterial Road - Landscape Buffer Adjoining	Government School	Potential Non-Government School	ICP Community Facilities	Local Indoor Recreation (Public purposes land)	Conservation Reserve	Waterway and Drainage Reserve	Heritage Reserve - Aboriginal	Heritage Reserve - Post Contact	Utilities Easements	Local Sports Reserve (Public purposes land)	Local Network Park (Public purposes land)	Metropolitan Open Space (state funded)	Existing Developed Land				
1	1.58	-	1.58	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.00	0.00	0.00%	
2	2.31	-	2.31	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.00	0.00	0.00%	
3	102.43	-	16.06	2.34	-	-	-	0.50	-	17.07	2.27	-	-	2.37	5.65	2.04	-	-	54.14	64.66	52.85%	
4	7.26	-	-	-	-	-	-	-	-	7.26	-	-	-	-	-	-	-	-	0.00	0.00	0.00%	
5	3.54	-	-	-	-	-	-	-	-	3.54	-	-	-	-	-	-	-	-	0.00	0.00	0.00%	
6	110.91	-	-	1.97	-	-	-	-	-	91.59	3.20	-	-	0.05	-	-	-	-	14.09	16.07	12.71%	

7	138.12	-	-	10.2 1	-	-	-	-	-	81.3 0	-	-	0.06	2.33	-	1.13	-	-	43.0 9	54.4 3	31.19%
8	140.25	-	-	7.50	-	-	-	-	-	38.7 0	1.68	-	-	4.86	-	2.49	-	-	85.0 2	95.0 1	60.62%
9	60.15	-	-	0.88	-	3.50	2.63	0.80	-	-	1.88	-	-	1.53	8.03	1.86	-	-	39.0 4	50.6 0	64.90%
10	60.89	0.00	-	2.80	-	-	-	-	-	-	2.45	-	-	0.23	-	2.03	-	-	53.3 8	58.2 1	87.66%
11	24.88	0.00	-	0.25	-	-	-	-	-	-	8.64	-	-	1.50	-	0.25	-	-	14.2 4	14.7 4	57.22%
12	1.03	-	-	-	-	-	-	-	-	-	-	-	-	0.04	-	-	-	-	0.99	0.99	96.36%
13	4.51	-	-	-	-	-	-	-	-	-	0.00	-	-	0.91	-	-	-	-	3.61	3.61	79.93%
14	0.82	-	-	0.02	-	-	-	-	-	-	-	-	-	0.03	-	-	-	-	0.77	0.79	92.93%
15	25.88	-	-	0.21	-	-	-	-	-	4.57	2.53	-	-	1.39	-	0.43	-	-	16.7 5	17.3 9	64.73%
16	39.89	-	-	0.01	-	-	-	-	-	10.2 9	0.53	-	-	0.13	-	0.75	-	-	28.1 8	28.9 4	70.63%
17	76.73	0.00	-	2.14	-	4.81	-	0.82	-	-	6.69	-	-	0.04	2.50	2.68	-	2.31	54.7 4	62.8 8	71.34%
18	1.16	-	-	0.02	-	-	-	-	-	-	-	-	-	0.02	-	-	-	-	1.11	1.14	96.18%
19	89.43	-	-	2.19	-	5.19	-	-	-	-	1.29	-	-	0.34	5.60	3.74	-	-	71.0 8	82.6 1	79.48%
20	127.94	-	-	3.24	-	3.50	8.23	0.80	-	1.39	2.71	-	-	0.33	9.01	7.65	-	-	91.0 7	111. 78	71.18%
21	2.03	-	-	-	-	-	-	-	-	-	-	-	-	0.05	-	-	-	-	1.98	1.98	97.52%
22	0.74	-	0.06	-	-	-	-	-	-	0.68	-	-	-	-	-	-	-	-	0.00	0.00	0.00%

23	4.30	-	1.96	-	-	-	-	-	-	2.33	-	-	-	0.00	-	-	-	-	0.00	0.00	0.00%
24	15.53	-	3.77	-	-	-	-	-	-	10.7 3	-	-	-	1.02	-	-	-	-	0.00	0.00	0.00%
25	149.48	0.00	6.36	1.25	-	3.50	-	0.80	-	68.5 1	0.15	-	-	1.40	8.00	1.67	-	-	57.8 3	69.5 6	38.69%
26	18.18	-	6.34	-	-	-	-	-	-	-	3.16	-	-	-	-	0.50	-	-	8.17	8.67	44.95%
27	0.01	-	0.01	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.00	0.00	0.00%
28	15.63	-	2.60	-	-	-	-	-	-	-	2.44	-	-	-	-	0.25	-	-	10.3 4	10.5 9	66.14%
29	25.92	-	8.14	0.07	-	-	-	-	-	-	5.01	-	-	-	-	-	-	-	12.7 1	12.7 7	49.02%
30A	10.46	-	-	0.19	-	-	-	-	-	-	0.10	-	-	1.76	-	-	-	-	8.41	8.60	80.44%
30B	115.43	-	7.37	3.88	-	8.34	-	-	-	5.70	3.50	-	-	0.17	8.01	1.89	-	-	76.5 7	90.3 5	66.34%
31	61.16	-	-	-	-	-	-	-	-	-	2.85	-	-	5.87	-	1.62	-	-	36.4 8	38.1 0	59.64%
32	79.49	-	-	7.59	-	-	-	1.48	-	-	-	-	0.34	0.23	-	1.99	-	-	67.6 3	78.7 0	85.08%
33	122.94	-	-	-	-	-	7.00	0.52	-	18.2 8	10.6 5	-	-	0.38	8.00	2.25	-	-	75.8 5	86.6 3	61.70%
34	3.11	-	-	-	-	-	-	-	-	2.69	0.01	-	-	-	-	-	-	-	0.41	0.41	13.24%
35	2.90	-	-	-	-	-	-	-	-	2.24	-	-	-	-	-	-	-	-	0.66	0.66	22.68%
36	40.22	-	-	0.28	-	3.50	2.60	0.68	-	5.94	1.48	-	-	0.03	-	0.10	-	-	25.6 1	26.6 7	63.67%
37	42.12	-	-	0.19	-	-	-	-	-	-	-	-	-	0.12	-	3.86	-	-	37.9 5	42.0 0	90.10%

38	3.80	-	1.20	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2.60	2.60	68.47%
39	0.82	-	-	0.07	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.75	0.82	90.96%
40	2.50	-	-	0.08	-	-	-	-	-	-	-	-	-	-	-	0.75	-	-	1.66	2.50	66.68%
41	1.34	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.20	-	-	1.14	1.34	85.09%
42	1.42	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.35	-	-	1.06	1.42	75.22%
43	4.05	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1.03	-	-	3.01	4.05	74.46%
44	4.81	-	-	0.01	-	-	-	-	-	-	-	-	-	-	-	-	-	-	4.80	4.81	99.75%
45	3.17	-	-	0.25	-	-	-	-	-	-	-	-	-	-	-	-	-	-	2.93	3.17	92.24%
46	3.26	-	-	0.02	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3.25	3.26	99.51%
47	3.33	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3.33	3.33	100.00 %
48	3.47	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	3.47	3.47	100.00 %
49	3.57	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.70	-	-	2.87	3.57	80.38%
50	3.68	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0.33	-	-	3.35	3.68	91.07%
51	2.78	-	-	-	-	-	-	-	-	-	-	-	-	0.06	-	1.08	-	-	1.64	2.72	59.22%
52	2.67	-	-	-	-	-	-	-	-	-	-	-	-	0.05	-	1.25	-	-	1.36	2.61	51.08%
53	2.05	-	-	-	-	-	-	-	-	-	-	-	-	-	-	1.00	-	-	1.04	2.05	51.06%
54	2.14	-	-	-	-	-	-	-	-	-	-	-	-	0.09	-	0.71	-	-	1.35	2.05	62.79%
SUB-TOTAL	1778.20	0.00	57.78	47.68	0.00	32.34	20.47	6.40	0.00	372.82	63.22	0.00	0.39	27.33	54.80	46.59	0.00	2.31	1031.50	1186.97	58.01%

Road Reserve																					
Road Reserve 1	4.61	3.33	-	0.00	-	-	-	-	-	-	-	-	-	0.00	-	-	-	-	1.28	1.28	27.74%
Road Reserve 2	3.13	2.98	-	-	-	-	-	-	-	-	0.15	-	-	-	-	-	-	-	0.00	0.00	0.00%
SUB-TOTAL	7.74	6.31	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.15	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1.28	1.28	16.52%

TOTALS PSP Donnybrook & Woodstock	1785.94	6.32	57.78	47.68	0.00	32.34	20.47	6.40	0.00	372.82	63.37	0.00	0.39	27.33	54.80	46.59	0.00	2.31	1032.78	1188.25	57.83%
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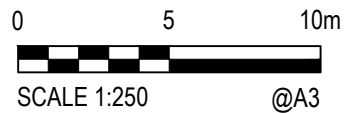
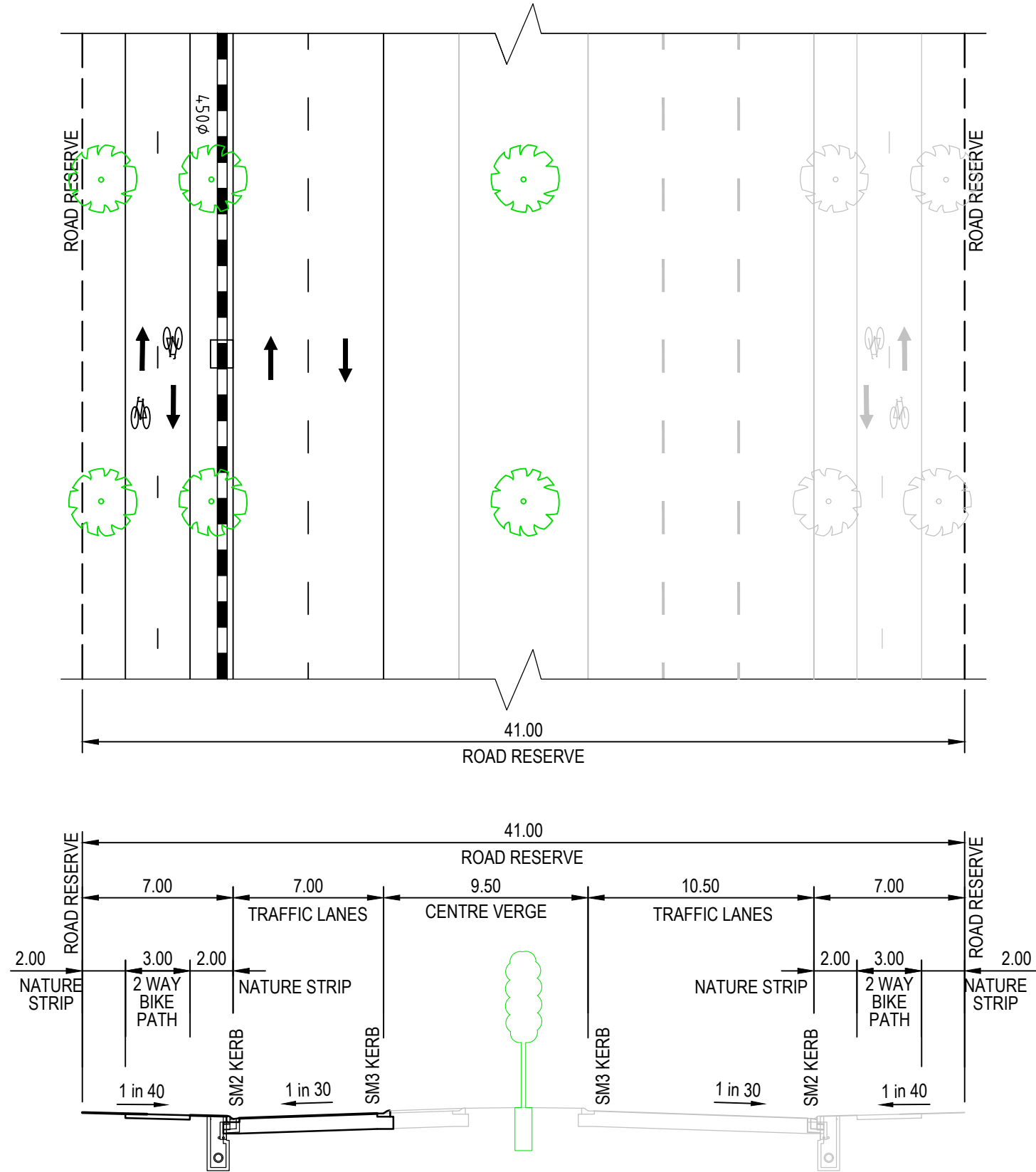
Residential Employment	1785.94	0.00	57.78	47.68	0.00	32.34	20.47	6.40	0.00	372.82	63.22	0.00	0.39	27.33	54.80	46.59	0.00	2.31	1032.78	1188.25	
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00		

8 APPENDIX 3 INFRASTRUCTURE SCHEDULE

ICP PROJECT NUMBER	INFRASTRUCTURE CATEGORY	SUMMARY PROJECT DESCRIPTION	DRAWING NUMBER (DATE)	COST SHEET PROJECT ID	CONSTRUCTION STANDARD
TRANSPORT CONSTRUCTION ITEMS					
RD-01	Road	Interim – secondary arterial	V170524-CIDG-2002 (28.09.2017)	Item 2	Interim – first carriageway
RD-02	Road	Interim – primary arterial	V170524-CIDG-2001 (28.09.2017)	Item 1	Interim – first carriageway
RD-03	Road	Interim – secondary arterial	V170524-CIDG-2002 (28.09.2017)	Item 2	Interim – first carriageway
RD-04	Road	Interim – secondary arterial	V170524-CIDG-2002 (28.09.2017)	Item 2	Interim – first carriageway
RD-05	Road	Interim – secondary arterial	V170524-CIDG-2002 (28.09.2017)	Item 2	Interim – first carriageway
IN-01	Intersection	Interim primary/connector - 4-way - signalised	V181544-TR-SK-0001 (12.04.2019)	IN-01	Interim – T-signalised
IN-02	Intersection	Interim – primary/connector – 4-way – signalised	V181544-TR-SK-0002 (12.04.2019)	IN-02	Interim – T-signalised
IN-03	Intersection	Interim – primary/secondary – 4-way – signalised	V181544-TR-SK-0003 (12.04.2019)	IN-03	Interim – T-signalised
IN-04	Intersection	Interim – primary/secondary – 4-way – signalised	V181544-TR-SK-0004 (12.04.2019)	IN-04	Interim – T-signalised
IN-05	Intersection	Interim – primary/connector – 4-way – signalised	V181544-TR-SK-0005 (12.04.2019)	IN-05	Interim – T-signalised
IN-06	Intersection	Interim – secondary/connector Boulevard – 4-way signalised	V181544-TR-SK-0006 (12.04.2019)	IN-06	Interim – cross-signalised
IN-07	Intersection	Interim – secondary/connector Boulevard - 4-way signalised	V181544-TR-SK-0007 (12.04.2019)	IN-07	Interim – cross-signalised
IN-08	Intersection	Ultimate – connector boulevard/connector – T-signalised	CLP208 (26.10.2015)	IN-08	Interim – cross-signalised
IN-09	Intersection	Interim – secondary/connector Boulevard – 4-way – signalised	CLP209 (26.10.2015)	IN-09	Interim – cross-signalised
IN-10	Intersection	Interim – secondary/secondary – 4-way – signalised	V181544-TR-SK-0010 (12.04.2019)	IN-10	Interim – cross-signalised
IN-11	Intersection	Interim – secondary/secondary – 4-way – signalised	V181544-TR-SK-0011 (12.04.2019)	IN-11	Interim – cross-signalised
IN-12	Intersection	Ultimate – connector/arterial – T-signalised	V181544-TR-SK-0012 (12.04.2019)	IN-12	Ultimate - T-signalised
IN-13	Intersection	Interim – primary/connector – T-signalised	V181544-TR-SK-0013 (12.04.2019)	IN-13	Interim – cross-signalised
IN-14	Intersection	Interim – primary/secondary – 4-way – signalised	V181544-TR-SK-0014 (12.04.2019)	IN-14	Interim – cross-signalised
IN-15	Intersection	Interim – primary/secondary – 4-way – signalised	V181544-TR-SK-0015 (12.04.2019)	IN-15	Interim – cross-signalised
IN-16	Intersection	Interim – secondary/connector – T-signalised - interim	V170524-CIDG-2025 (12.04.2019)	IN-16	Ultimate – T-signalised
IN-17	Intersection	Interim – secondary/connector – T-signalised	V181544-TR-SK-0017 (12.04.2019)	IN-17	Ultimate – T-signalised
BR-01	Bridge	Interim – 2-lane bridge	140638-C003 (26.07.2018)	BR-01	Interim – 2-lane bridge
			140638-C004 (26.07.2018)		
BR-02	Bridge	Interim – major culvert	V170524-CIDG-2039	BR-02	Interim – 2-lane culvert
BR-03	Bridge	Ultimate – major culvert	V181544-WE-SK002 (23.03.2019)	BR-03	Ultimate – 2-lane culvert
BR-04	Bridge	Ultimate – major culvert	V181544-WE-SK001 (23.03.2019)	BR-04	Ultimate - 2-lane culvert
BR-05	Bridge	Interim – 2-lane bridge	140638-C006 (26.07.2018)	BR-05	Interim - 2-lane secondary arterial bridge

			140638-C007 (26.07.2018)		
PED-01	Pedestrian signals	Pedestrian signals	N/A	N/A	Pedestrian signals
PED-02	Pedestrian signals	Pedestrian signals	N/A	N/A	Pedestrian signals
PED-03	Pedestrian signals	Pedestrian signals	N/A	N/A	Pedestrian signals
COMMUNITY AND RECREATION CONSTRUCTION ITEMS					
CI-01	Community facilities	Level 2 community facility	V181544-CI-DG- 2050 (05.03.2018)	38	Contemporary
CI-02	Community facilities	Level 2 community facility	V181544-CI-DG- 2050 (05.03.2018)	38	Contemporary
CI-03	Community facilities	Level 2 community facility	V181544-CI-DG- 2050 (05.03.2018)	38	Contemporary
CI-04	Community facilities	Level 3 community facility	V181544-CIDG-2051 (05.03.2018)	39	Contemporary
CI-05	Community facilities	Level 2 community facility	V181544-CI-DG- 2050 (05.03.2018)	38	Contemporary
CI-06	Community facilities	Level 1 community facility	V181544-CI-DG- 2049 (05.03.2018)	37	Contemporary
CI-07	Community facilities	Level 1 community facility	V181544-CI-DG- 2049 (05.03.2018)	37	Contemporary
SR-01	Sports and recreation facilities	Sports and recreation facility 8 to 10 hectare site	V181544-CI-DG- 2055 (05.03.2018)	43	Contemporary - senior and junior and sporting competition
		Sports pavilion 2 playing areas	V181544-CI-DG- 2052 (05.03.2018)	40	
SR-02	Sports and recreation facilities	Sports and recreation facility 8 to 10 hectare site	V181544-CI-DG- 2055 (05.03.2018)	43	Contemporary - senior and junior and sporting competition
		Sports pavilion 2 playing areas	V181544-CI-DG- 2052 (05.03.2018)	40	
SR-03	Sports and recreation facilities	Sports and recreation facility 8 to 10 hectare site	V181544-CI-DG- 2055 (05.03.2018)	43	Contemporary senior and junior and sporting competition
		Sports pavilion 2 playing areas	V181544-CI-DG- 2052 (05.03.2018)	40	
SR-04	Sports and recreation facilities	Sports and recreation facility 8 to 10 hectare site	V181544-CI-DG- 2055 (05.03.2018)	43	Contemporary - senior and junior and sporting competition
		Sports pavilion 2 playing areas	V181544-CI-DG- 2052 (05.03.2018)	40	
SR-05	Sports and recreation facilities	Sports and recreation facility 8 to 10 hectare site	V181544-CI-DG- 2055 (05.03.2018)	43	Contemporary - senior and junior and sporting competition
		Sports pavilion 2 playing areas	V181544-CI-DG- 2052 (05.03.2018)	40	
SR-06	Sports and recreation facilities	Sports and recreation facility 8 to 10 hectare site	V181544-CI-DG- 2055 (05.03.2018)	43	Contemporary - senior and junior and sporting competition
		Sports pavilion 2 playing areas	V181544-CI-DG- 2052 (05.03.2018)	40	
SR-07	Sports and recreation facilities	Sports and recreation facility 8 to 10 hectare site	V181544-CI-DG- 2055 (05.03.2018)	43	Contemporary senior - and junior and sporting competition
		Sports pavilion 2 playing areas	V181544-CI-DG- 2052 (05.03.2018)	40	

9 APPENDIX 4 INFRASTRUCTURE ELEMENTS



Rev	Date	Description	Des.	Verif.	Appd.
6	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
5	23/07/2018	ADDRESS VPA COMMENTS	CM		
4	05/07/2018	ADDRESS VPA COMMENTS	CM		
3	29/06/2018	ADDRESS VPA COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1	14/12/2017	PRELIMINARY ISSUE	RVR		

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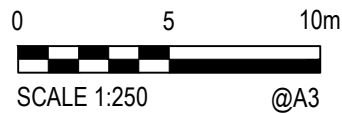
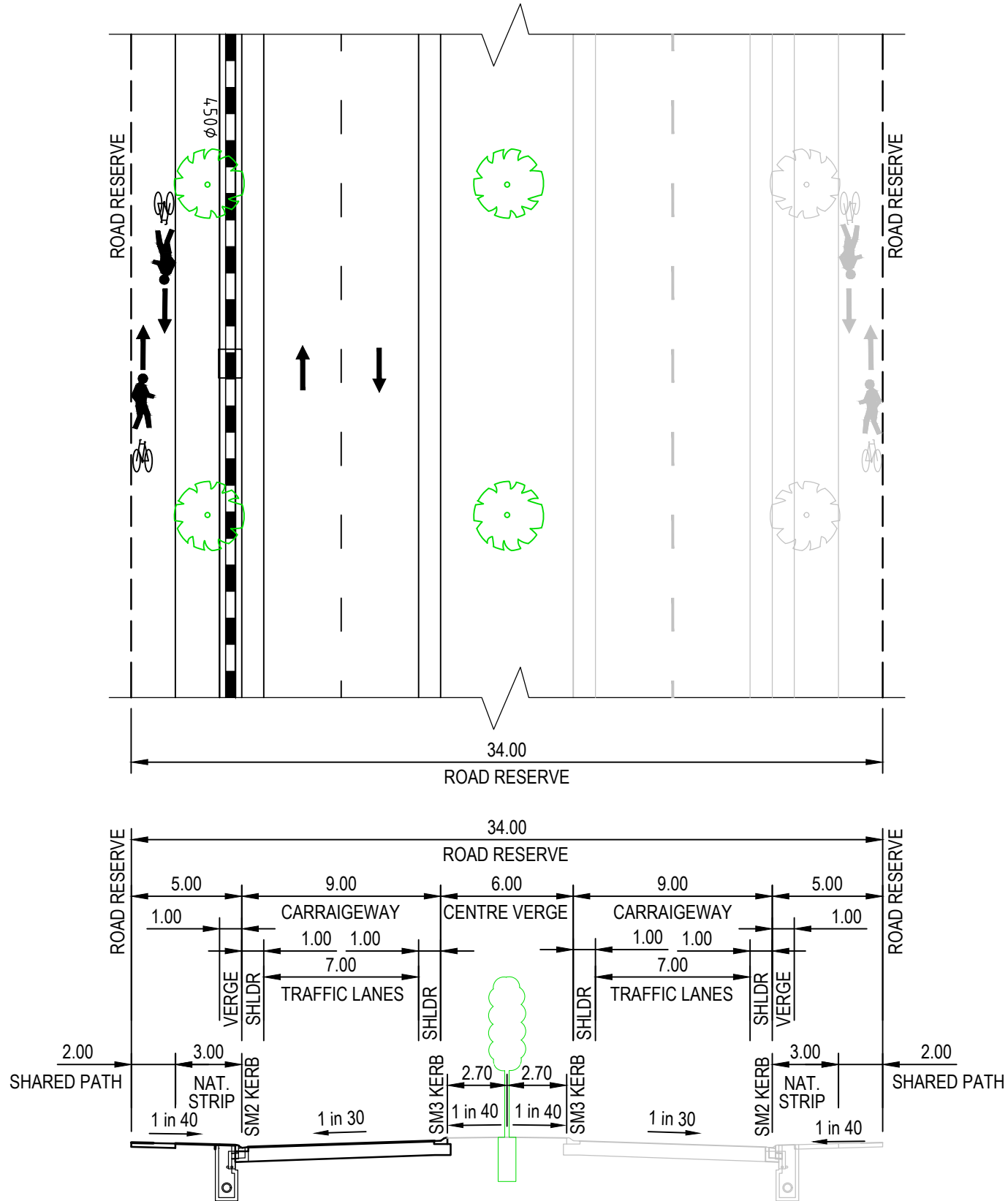
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Drawn	RVR	Date	27/09/2017
Checked	MEA	Date	28/09/2017
Designed	RVR	Date	
Verified		Date	
Approved		Date	

Client	VICTORIAN PLANNING AUTHORITY
Project	BENCH MARK INFRASTRUCTURE COSTING
Title	ITEM 1 PRIMARY ARTERIAL ROAD INTERIM

Status			
PRELIMINARY			
NOT TO BE USED FOR CONSTRUCTION PURPOSES			
		Scale 1:250	Size A3
Drawing Number V181544-CI-DG-2001			Revision 6



Rev	Date	Description	Des.	Verif.	Appd.
6	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
5	23/07/2018	ADDRESS VPA COMMENTS	CM		
4	05/07/2018	ADDRESS VPA COMMENTS	CM		
3	29/06/2018	ADDRESS VPA COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1	14/12/2017	PRELIMINARY ISSUE	RVR		

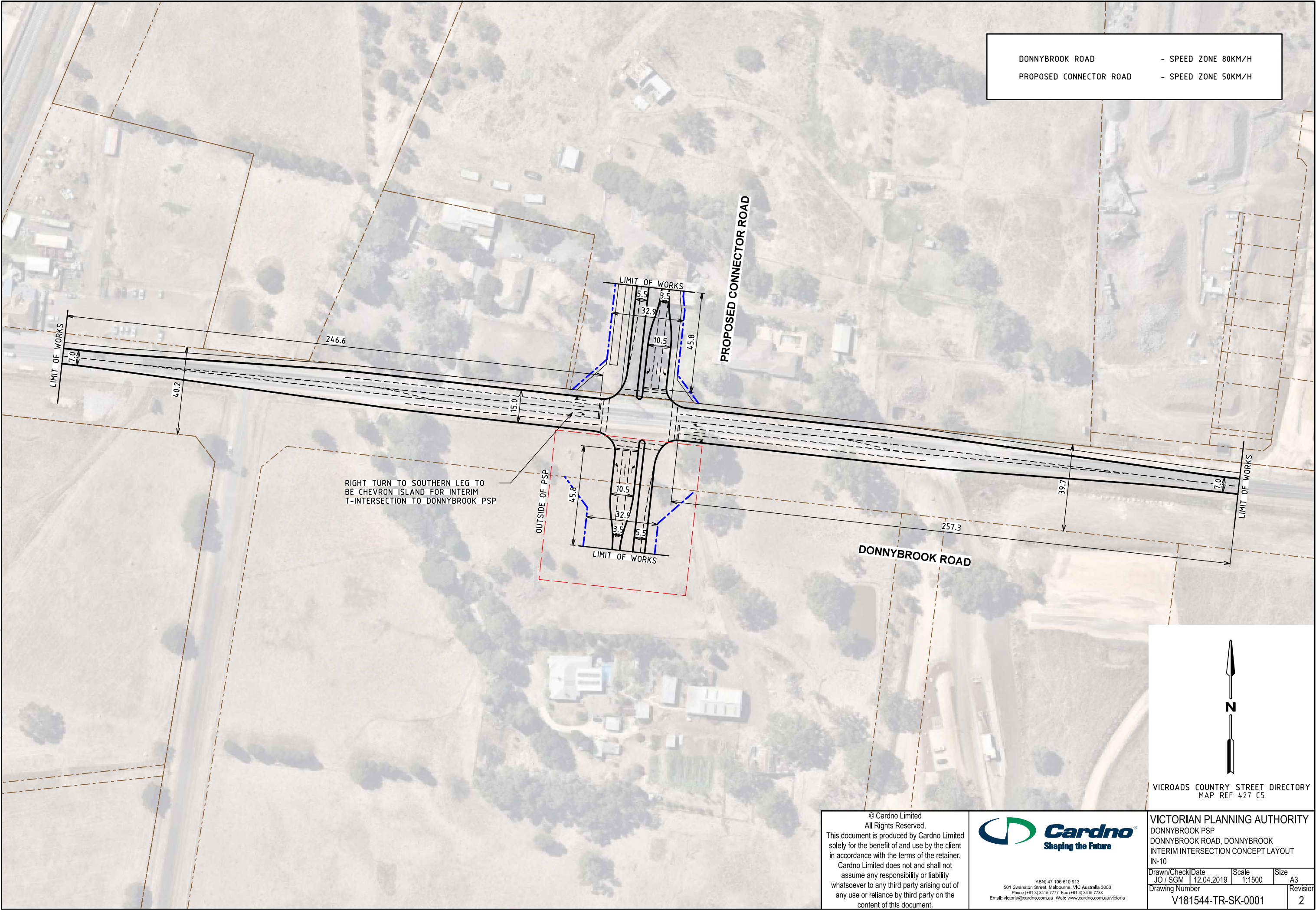
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Drawn RVR	Date 27/09/2017	Client VICTORIAN PLANNING AUTHORITY
Checked MEA	Date 28/09/2017	Project BENCH MARK INFRASTRUCTURE COSTING
Designed RVR	Date	Title ITEM 2 SECONDARY ARTERIAL ROAD INTERIM
Verified	Date	Status PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES
Approved	Date	Drawing Number V181544-CI-DG-2002
		Scale 1:250
		Size A3
		Revision 6

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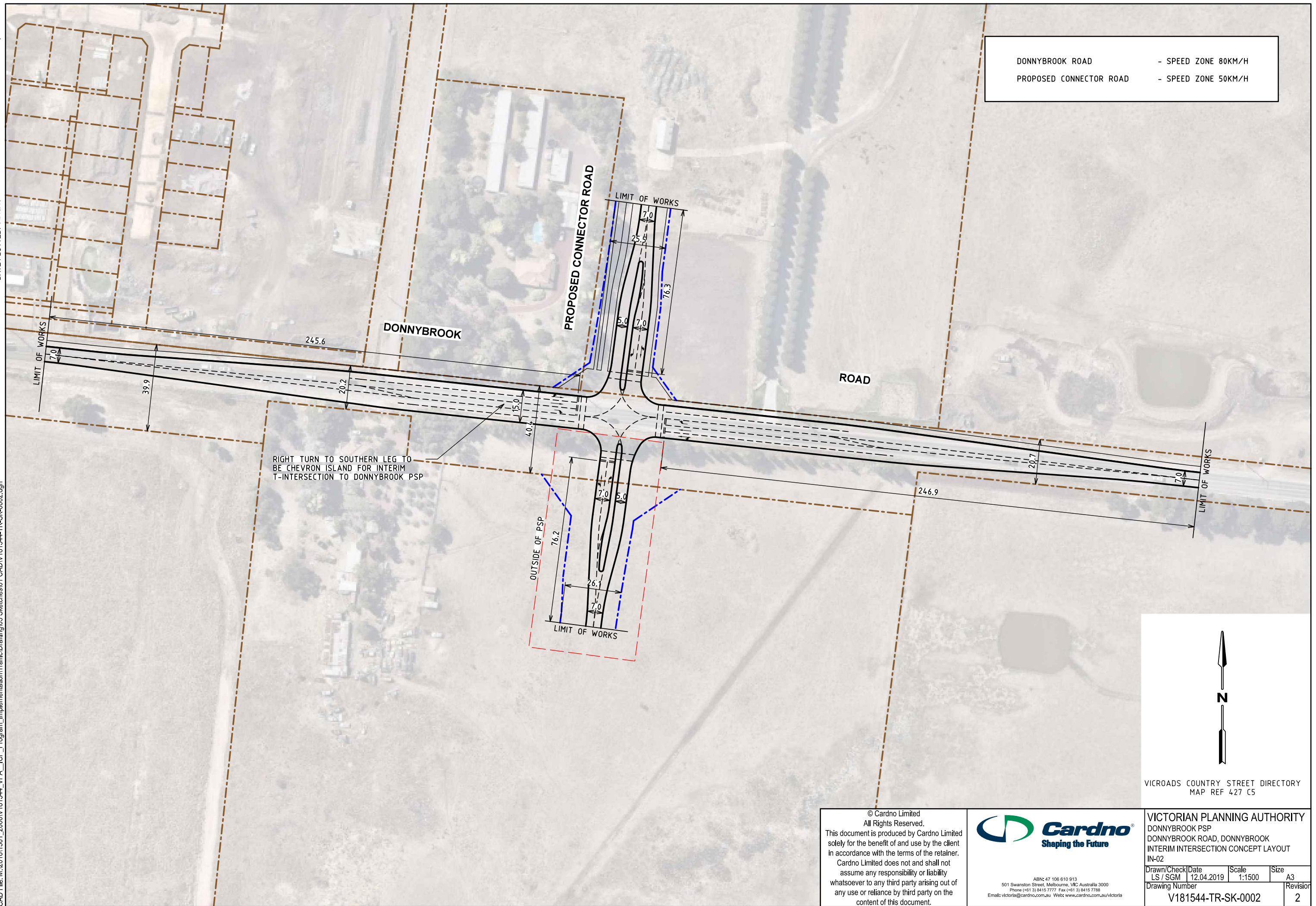
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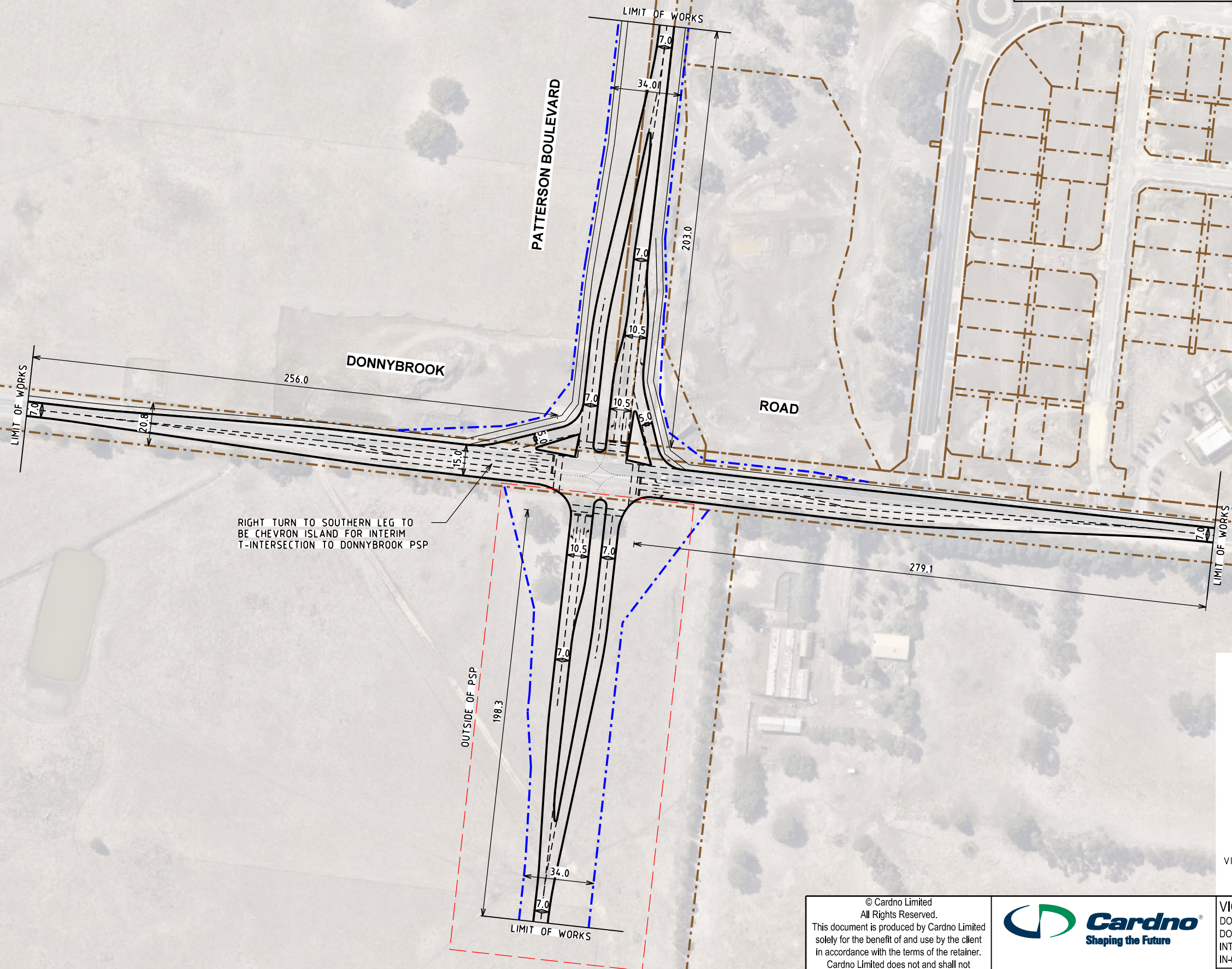


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VICTORIAN PLANNING AUTHORITY
DONNYBROOK PSP
DONNYBROOK ROAD, DONNYBROOK
INTERIM INTERSECTION CONCEPT LAYOUT
IN-10

Drawn/Check/Date	JO / SGM	12.04.2019	Scale	1:1500	Size	A3
Drawing Number	V181544-TR-SK-0001				Revision	2





VICROAD COUNTRY STREET DIRECTORY
MAP REF 427 C5

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VICTORIAN PLANNING AUTHORITY

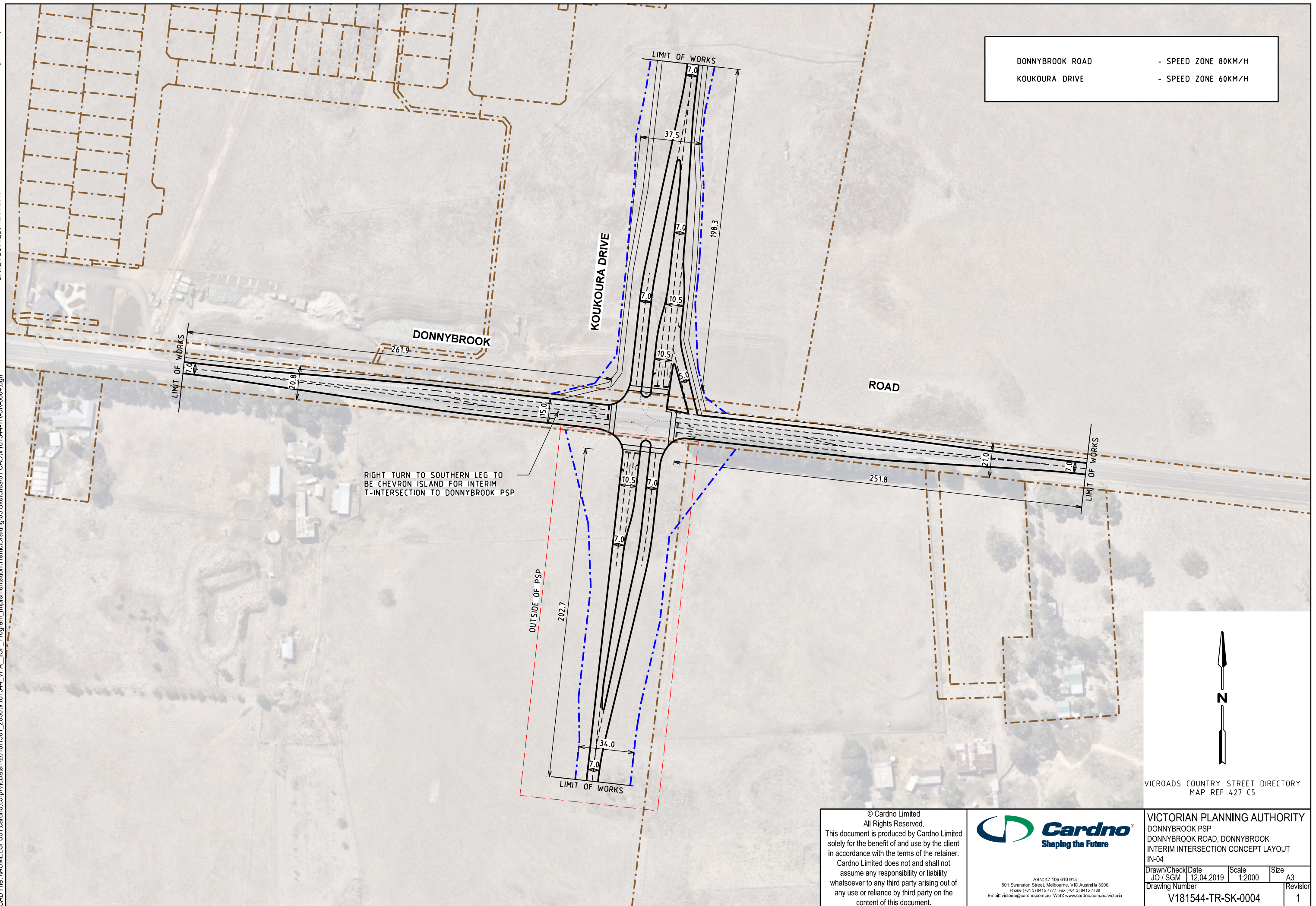
DONNYBROOK PSP

DONNYBROOK ROAD, DONNYBROOK

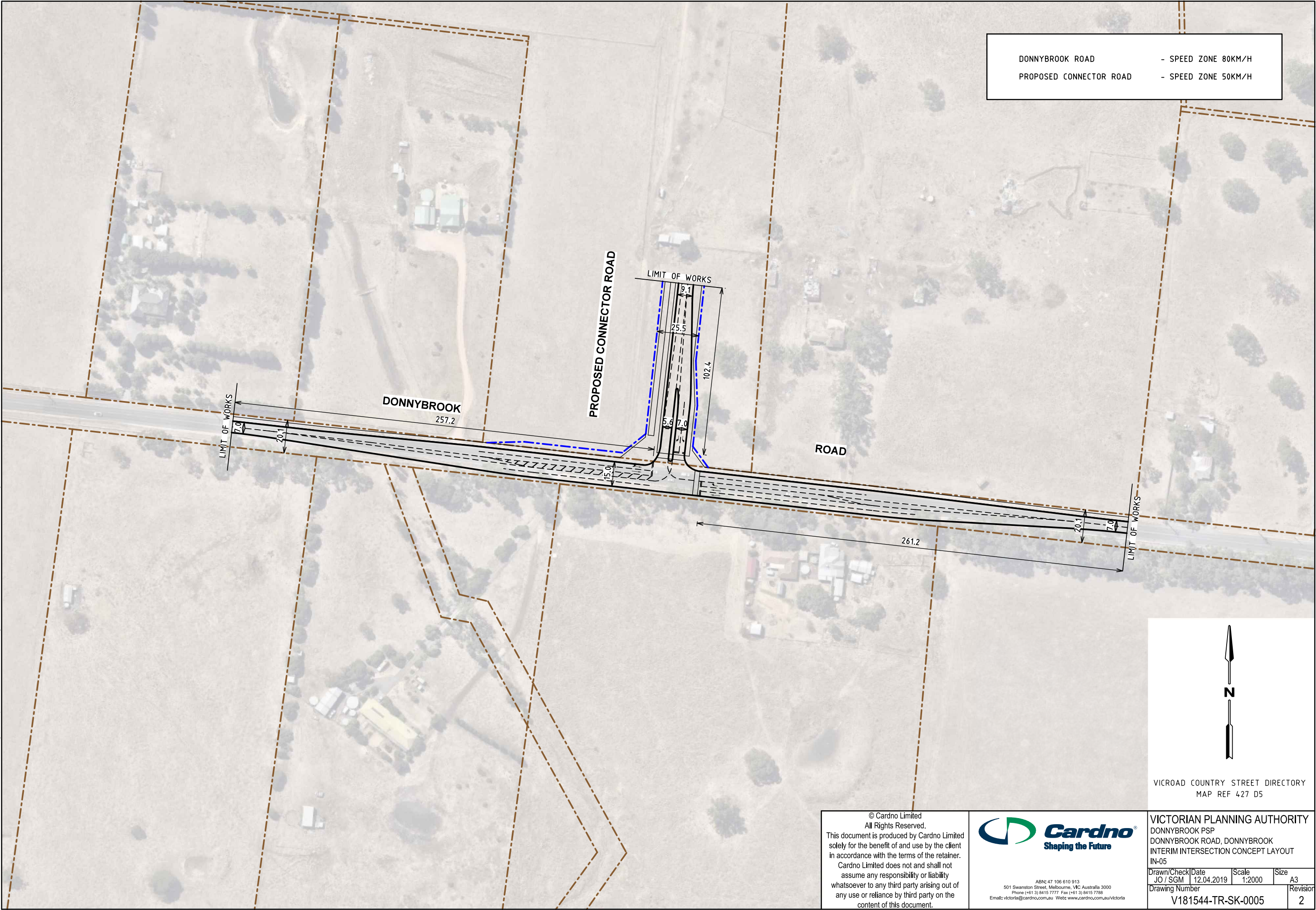
INTERIM INTERSECTION CONCEPT LAYOUT

IN-03

Drawn/Check JO / SGM	Date 12.04.2019	Scale 1:2000	Size A3
Drawing Number V181544-TR-SK-0003			Revision 1



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DATE PLOTTED: 04/15/19 12:44:11
BY: User:luke.simpson



DONNYBROOK ROAD - SPEED ZONE 80KM/H
PROPOSED CONNECTOR ROAD - SPEED ZONE 50KM/H

VICROAD COUNTRY STREET DIRECTORY
MAP REF 427 D5

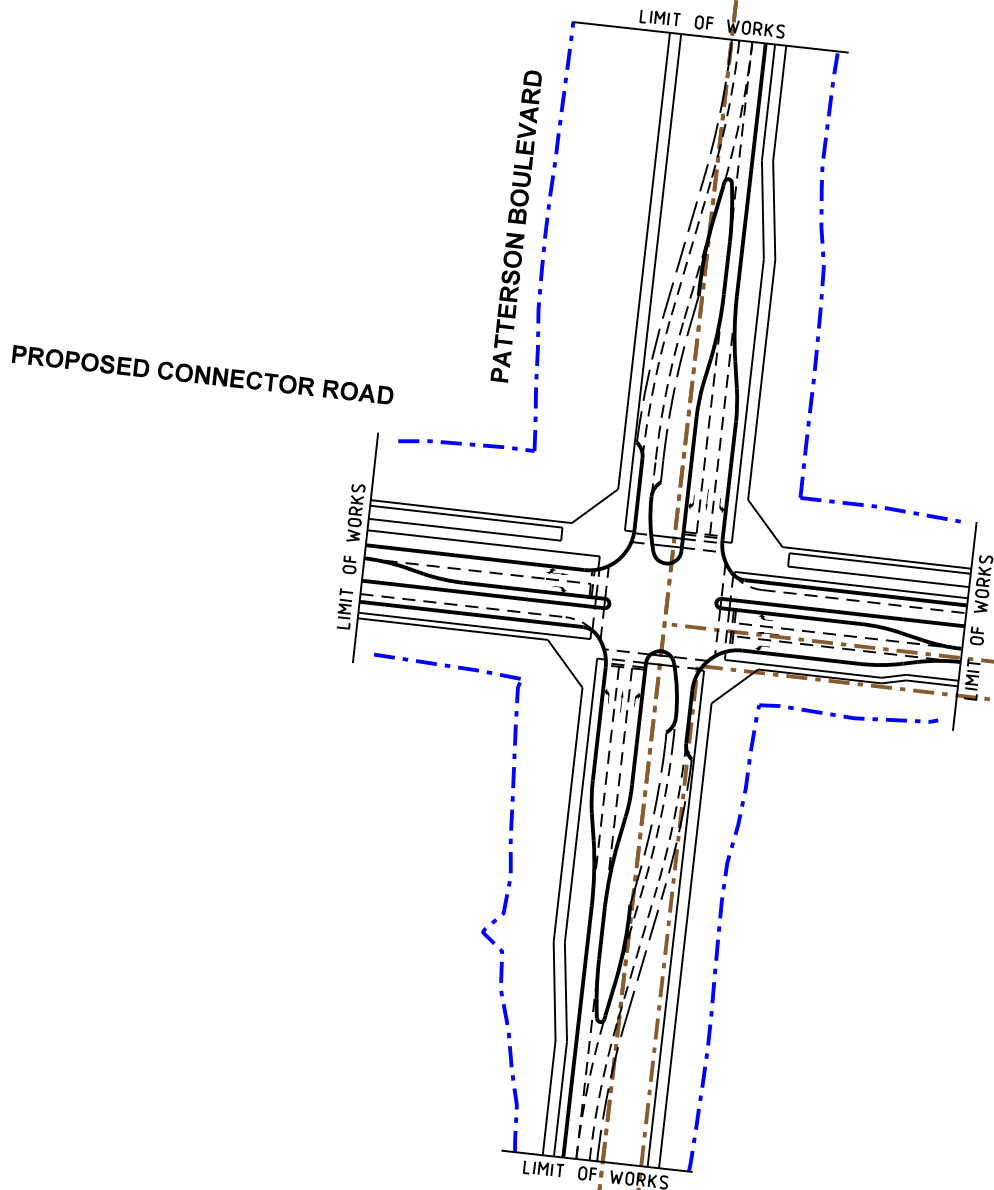
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VICTORIAN PLANNING AUTHORITY			
DONNYBROOK PSP			
DONNYBROOK ROAD, DONNYBROOK			
INTERIM INTERSECTION CONCEPT LAYOUT			
IN-05			
Drawn/Check/Date		Scale	Size
JO / SGM 12.04.2019		1:2000	A3
Drawing Number			Revision
V181544-TR-SK-0005			2

ONEMILEGRID DESIGN ADOPTED
ADJUSTMENTS MADE TO REDUCE INTERIM PRIMARY ARTERIAL
AND SECONDARY ARTERIAL ROAD SPEEDS TO 60KM/H



VICROADS COUNTRY STREET DIRECTORY
MAP REF 427 C5

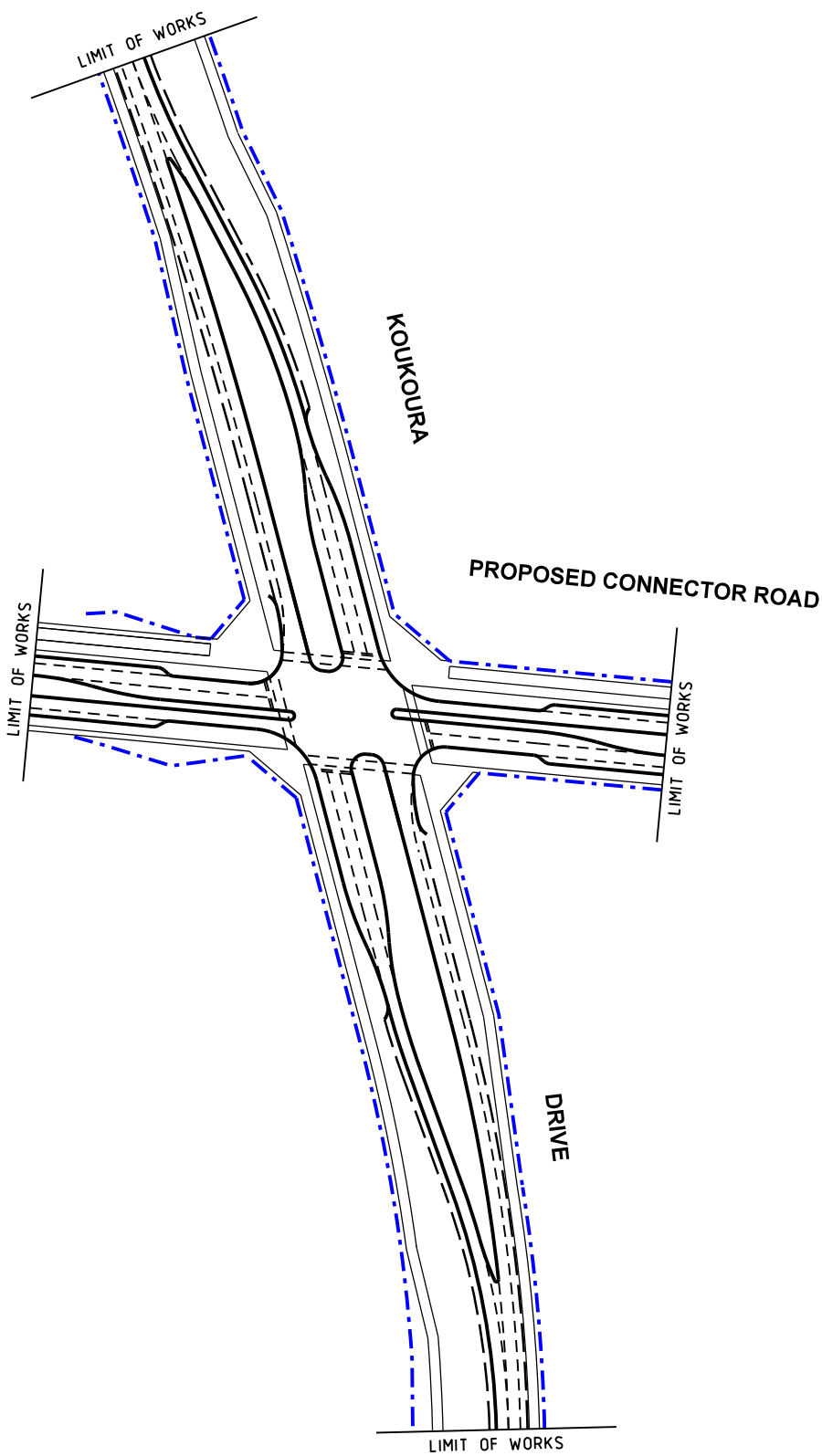
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VICTORIAN PLANNING AUTHORITY
DONNYBROOK PSP
DONNYBROOK ROAD, DONNYBROOK
INTERIM INTERSECTION CONCEPT LAYOUT
IN-06

Drawn/Check/LS / SGM	Date12.04.2019	Scale1:2000	SizeA3
Drawing Number			Revision
V181544-TR-SK-0006			1



ONEMILEGRID DESIGN ADJUSTED TO SHOW UNDIVIDED CARRIAGEWAY



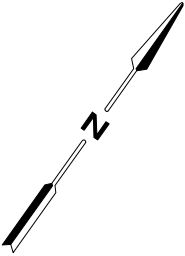
VICROADS COUNTRY STREET DIRECTORY
MAP REF 427 D5

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Email: victoria@cardno.com.au Web: www.cardno.com.au/victoria

VICTORIAN PLANNING AUTHORITY				
DONNYBROOK PSP				
DONNYBROOK ROAD, DONNYBROOK				
INTERIM INTERSECTION CONCEPT LAYOUT				
IN-07				
Drawn/Check	Date	Scale	Size	
JO / SGM	12.04.2019	1:2000	A3	
Drawing Number				Revision
V181544-TR-SK-0007				1

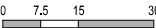




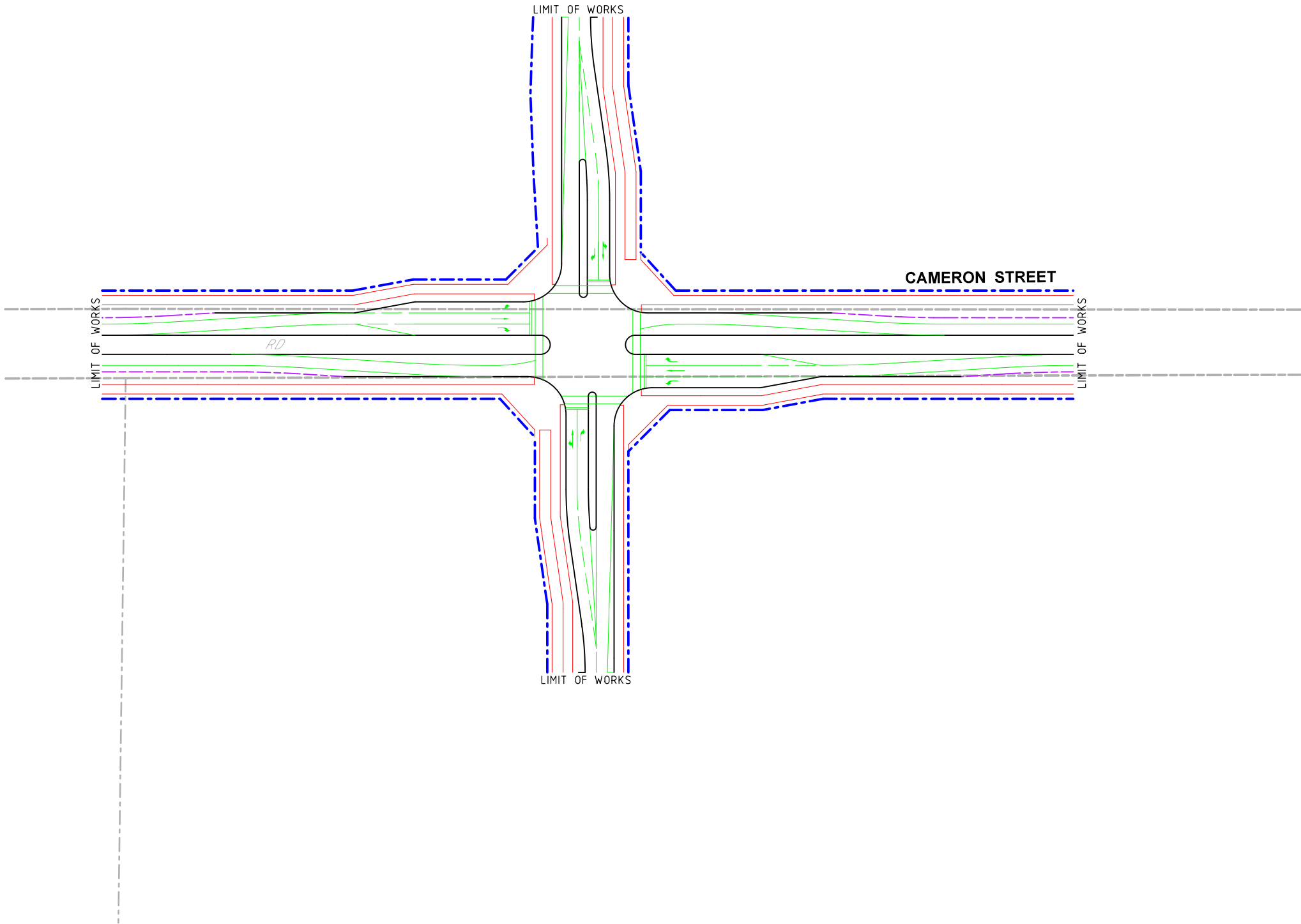
onemilegrid
TRAFFIC ENGINEERING

1/59 Keele Street, Collingwood, VIC 3066
Email: info@onemilegrid.com.au Web: www.onemilegrid.com.au
Phone (03) 9939 8250

Scale
1:1500 @ A3



Drawing Title DONNYBROOK PSP INTERIM INTERSECTION CONCEPT LAYOUT IN-08		
Designed TCW	Approved RBH	Metway Ref NA
Project Number 14094	Drawing Number CLP208	Revision E





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1/59 Keble Street, Collingwood, VIC 3066
Email: info@onemilegrid.com.au Web: www.onemilegrid.com.au
Phone (03) 9939 8250

Scale
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7.5

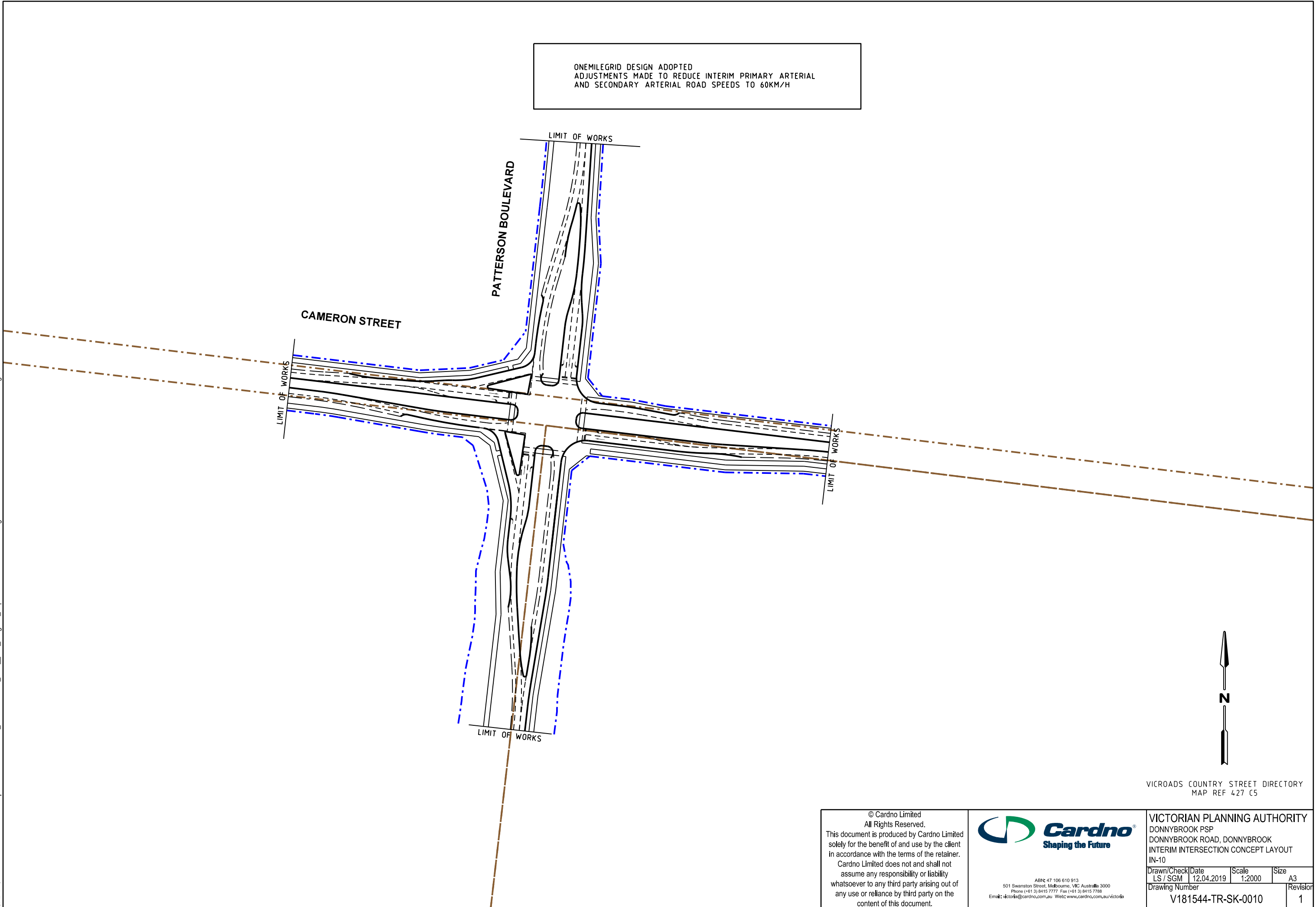
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Drawing Title
DONNYBROOK PSP
INTERIM INTERSECTION CONCEPT LAYOUT
IN-09

Designed TCW	Approved RBH	Melway Ref NA
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Project Number 14094	Drawing Number CLP209	Revision E
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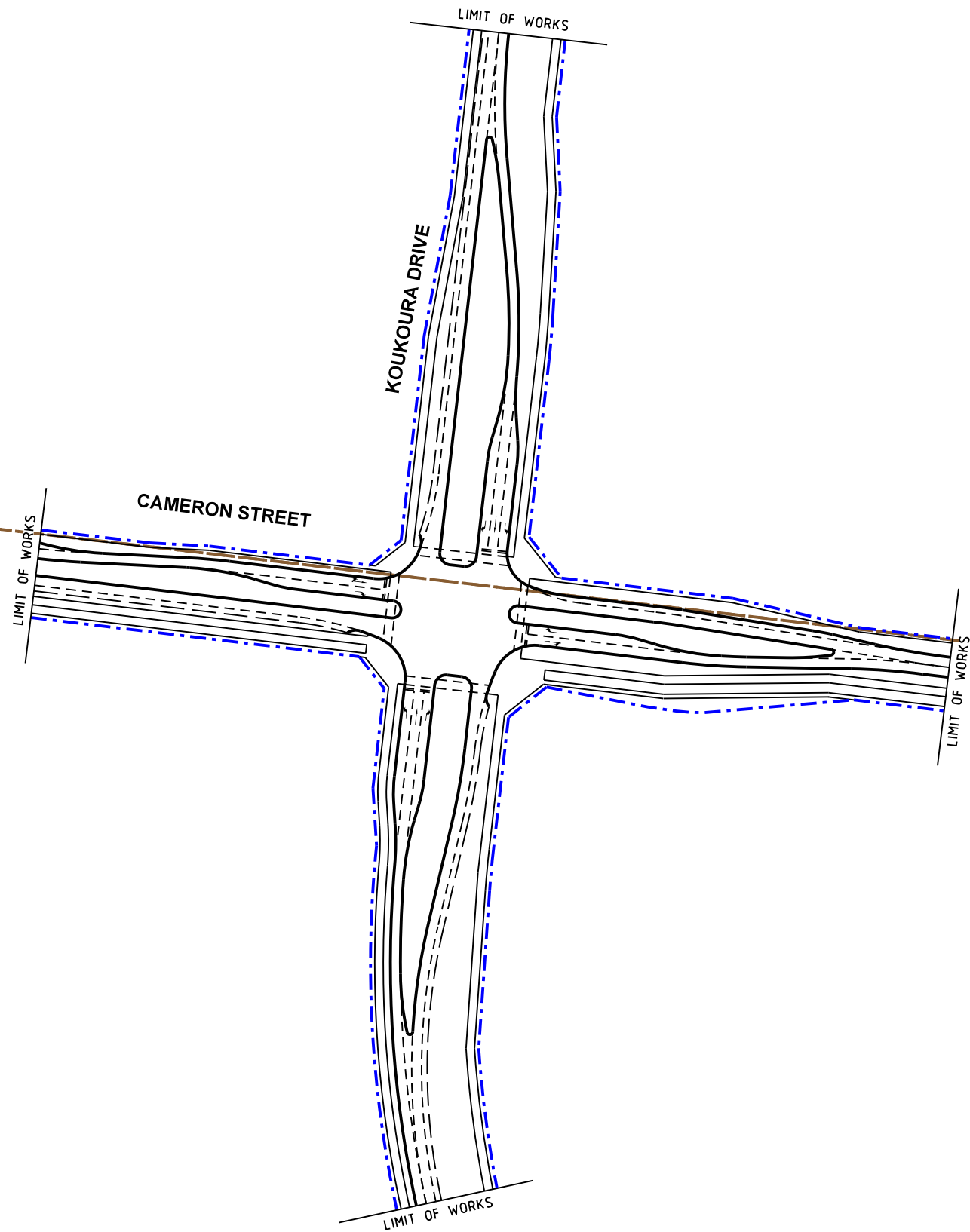


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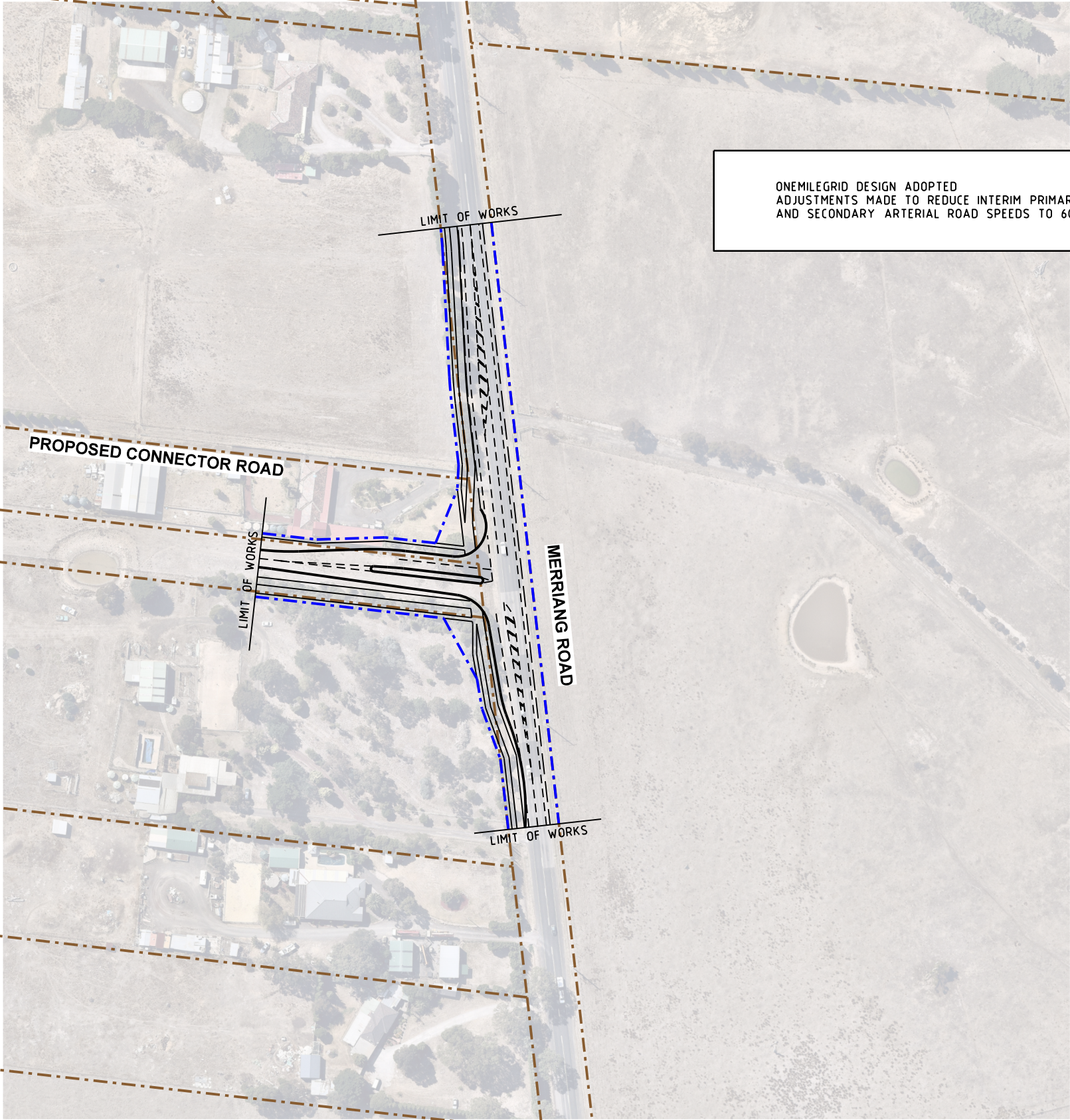
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DONNYBROOK PSP			
DONNYBROOK ROAD, DONNYBROOK			
INTERIM INTERSECTION CONCEPT LAYOUT			
IN-10			
Drawn/Check	Date	Scale	Size
LS / SGM	12.04.2019	1:2000	A3
Drawing Number			Revision
V181544-TR-SK-0010			1

ONEMILEGRID DESIGN ADJUSTED TO SHOW UNDIVIDED CARRIAGEWAY



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Drawn/Check JO / SGM		Date 12.04.2019	Scale 1:2000	Size A3	Revision 1
Drawing Number V181544-TR-SK-0011					



VICROADS COUNTRY STREET DIRECTORY
MAP REF 427 C5

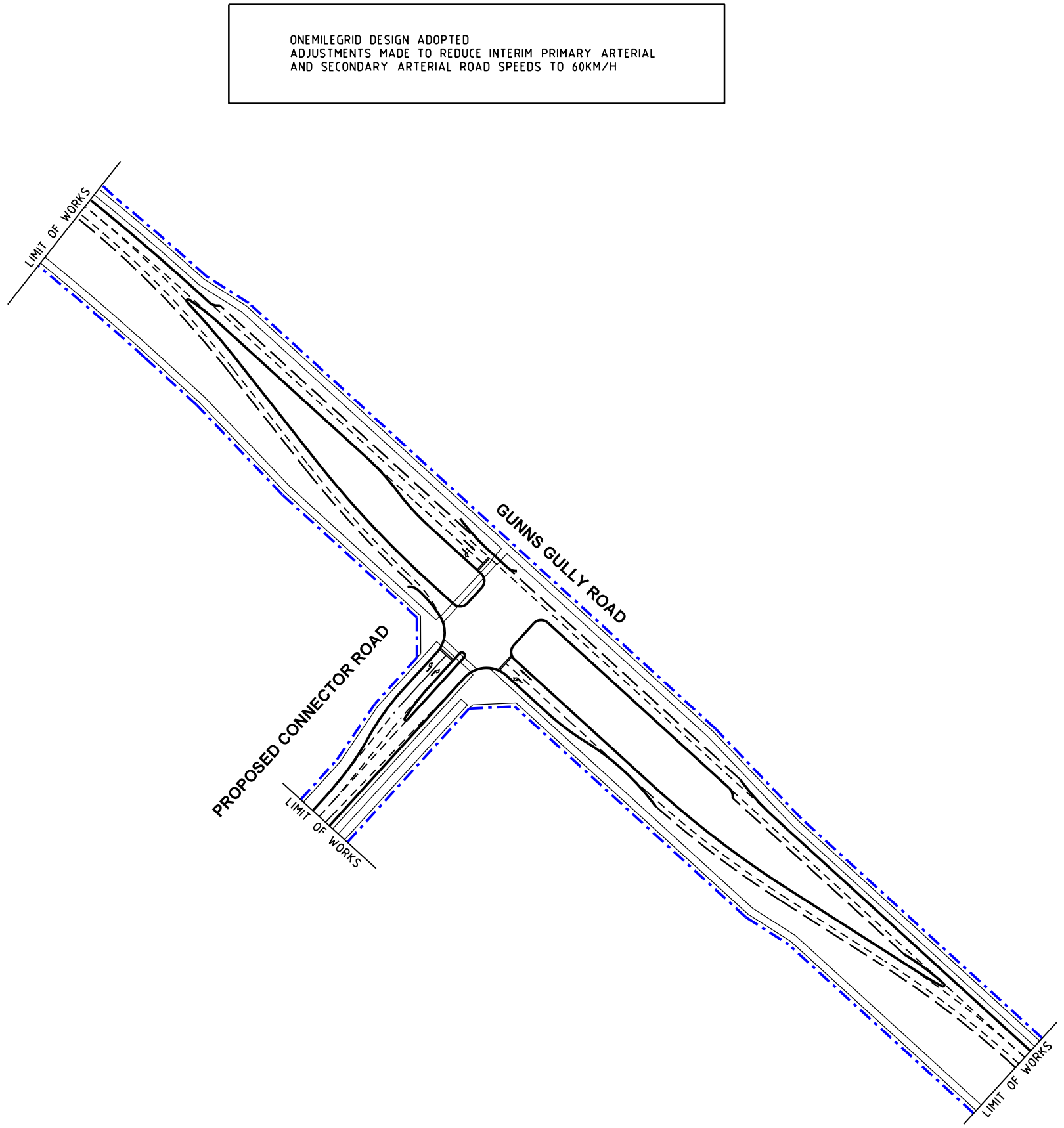
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VICTORIAN PLANNING AUTHORITY
DONNYBROOK PSP
DONNYBROOK ROAD, DONNYBROOK
INTERIM INTERSECTION CONCEPT LAYOUT
IN-12

Drawn/Check	Date	Scale	Size
LS / SGM	12.04.2019	1:2000	A3
Drawing Number			Revision
V181544-TR-SK-0012			1

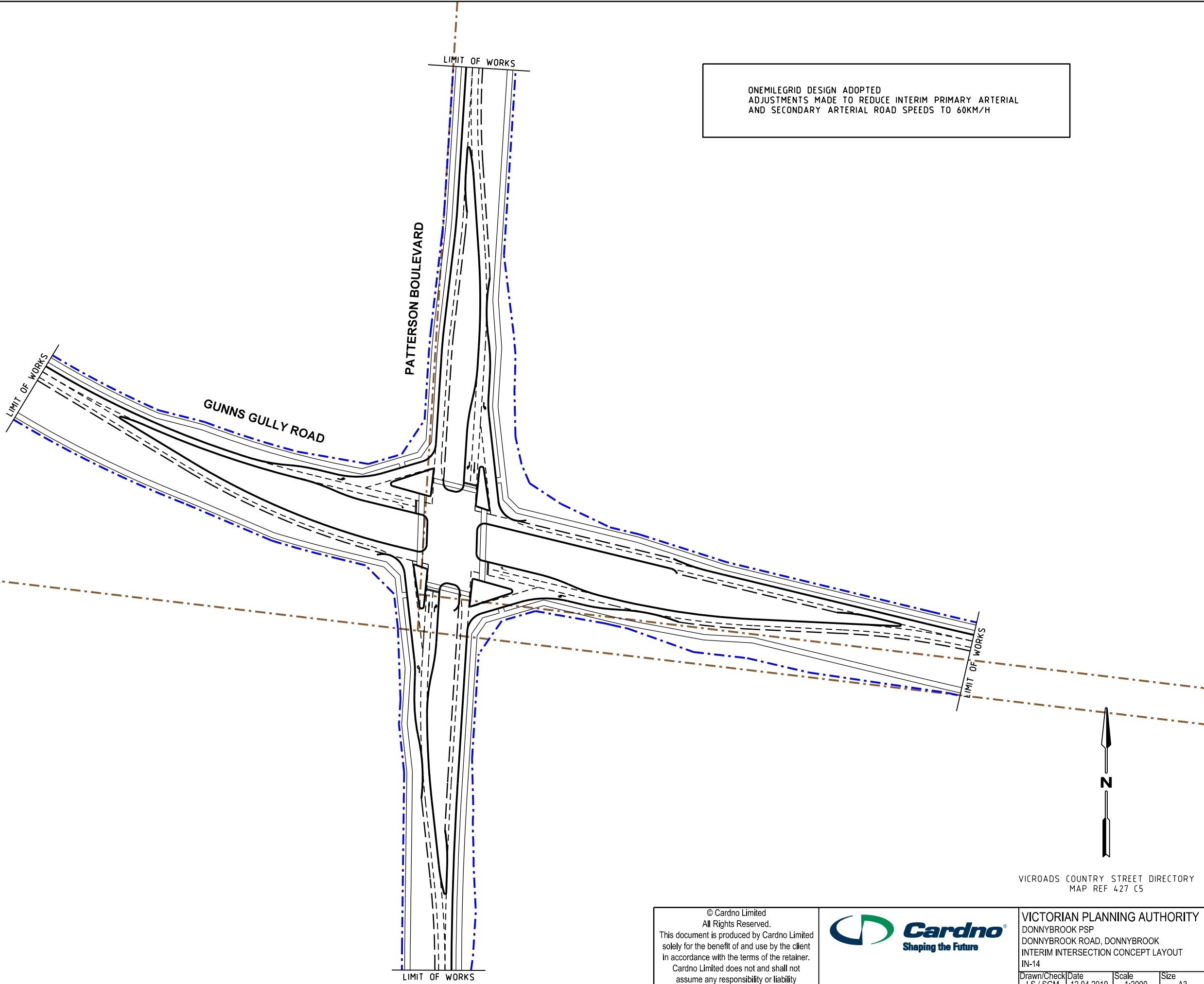


ONEMILEGRID DESIGN ADOPTED
ADJUSTMENTS MADE TO REDUCE INTERIM PRIMARY ARTERIAL
AND SECONDARY ARTERIAL ROAD SPEEDS TO 60KM/H



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Drawn/Check	Date	Scale	Size	Revision	
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Drawing Number				V181544-TR-SK-0013	



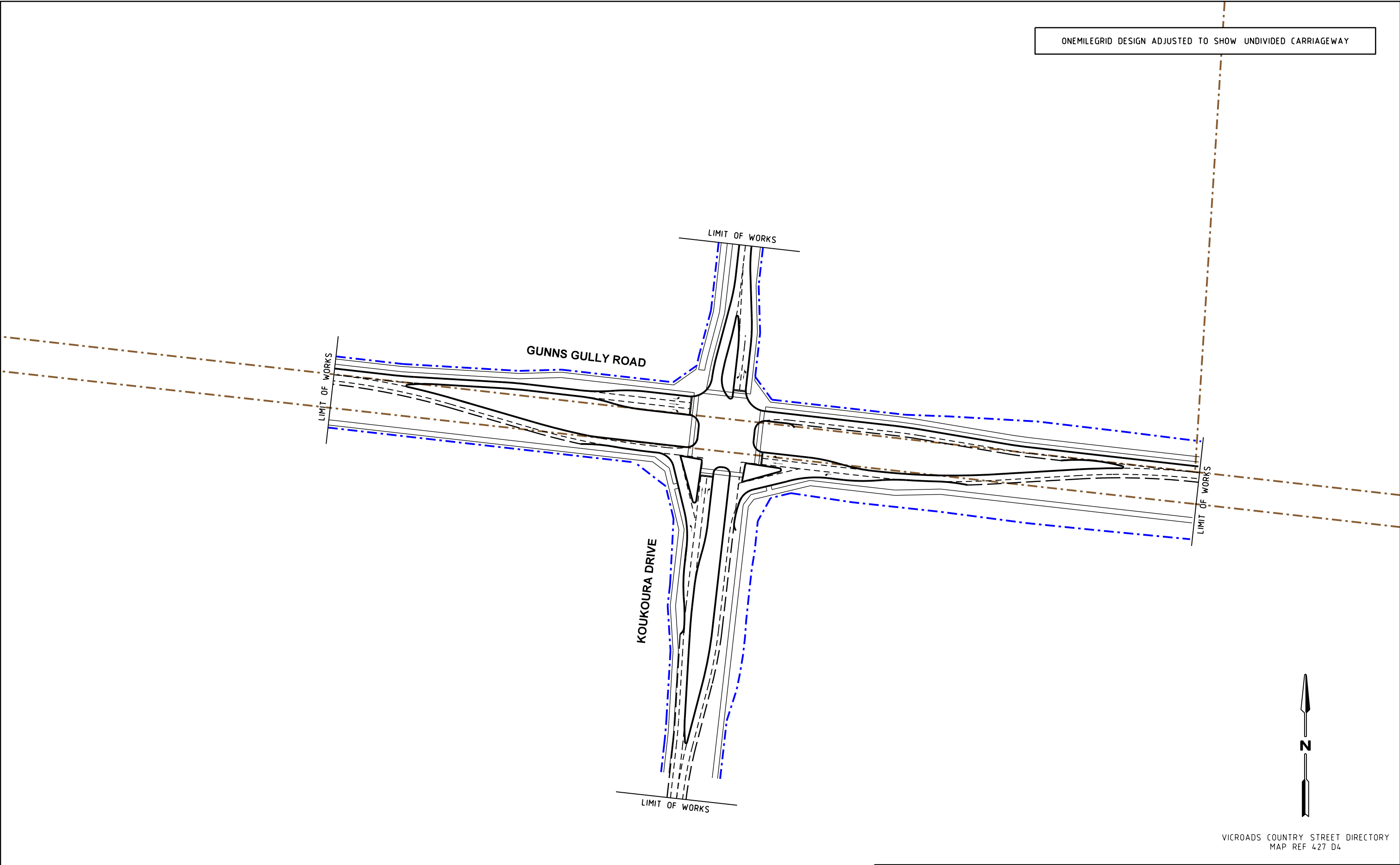
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VICTORIAN PLANNING AUTHORITY
DONNYBROOK PSP
DONNYBROOK ROAD, DONNYBROOK
INTERIM INTERSECTION CONCEPT LAYOUT
IN-14

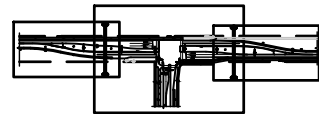
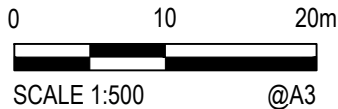
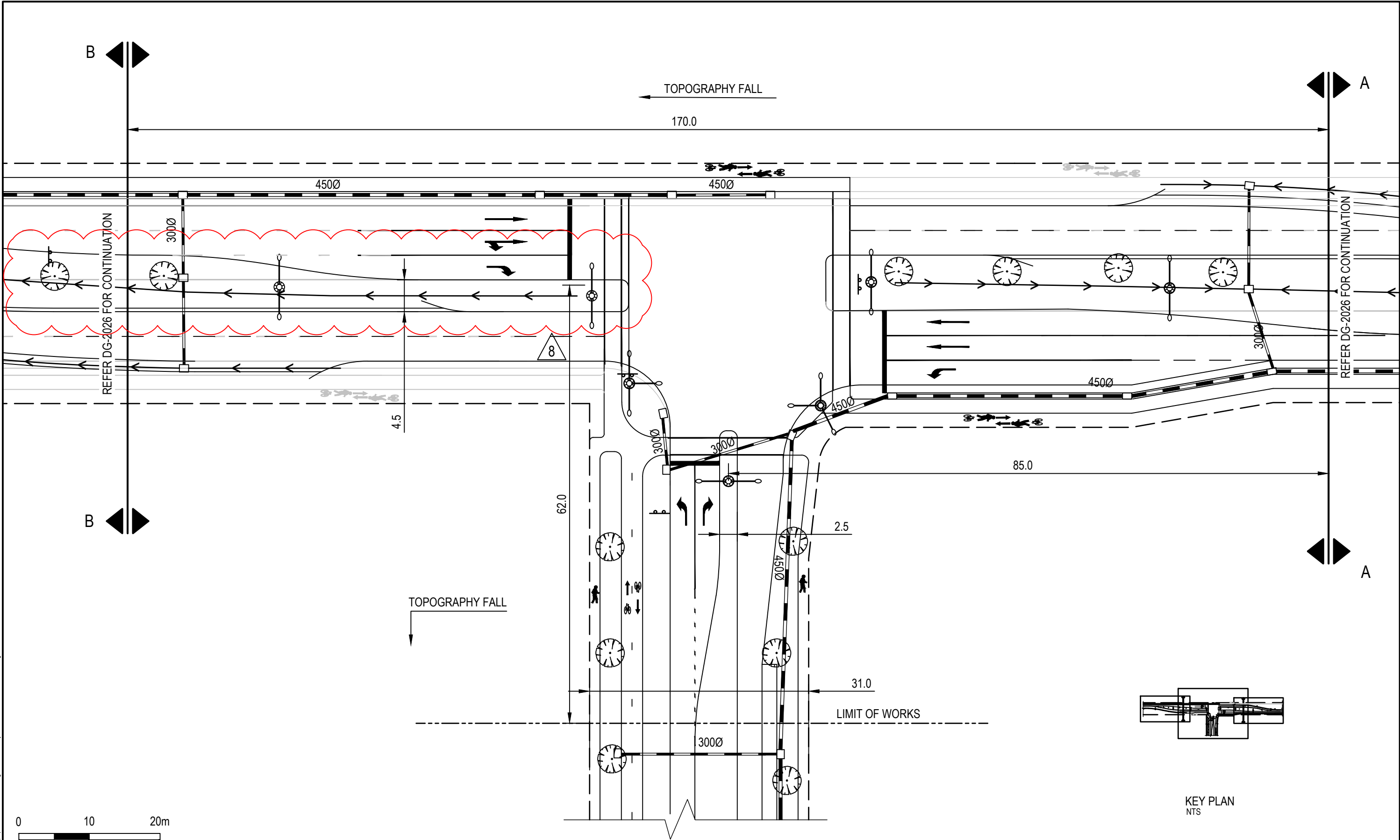
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Drawing Number V181544-TR-SK-0014			Revision 1



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JO / SGM	12.04.2019	1:2000	A3																		
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V181544-TR-SK-0015			1																		

DATE PLOTTED: 29 March 2019 4:25 PM BY: SAMUEL BECKHAM

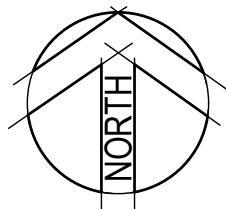
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KEY PLAN
NTS

ICP project ID: IN-16

8	29/03/2019	ADDRESS VPA COMMENTS	SB		
7	12/03/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
6	28/02/2019	ADDRESS STAKEHOLDER COMMENTS V.2.	CM		
5	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
4	05/07/2018	ADDRESS VPA COMMENTS	CM		
3	29/06/2018	ADDRESS VPA COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1	14/12/2017	PRELIMINARY ISSUE	RVR		
Rev	Date	Description	Des.	Verif.	Appd.



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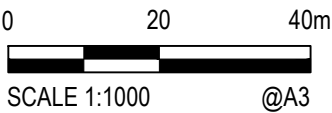
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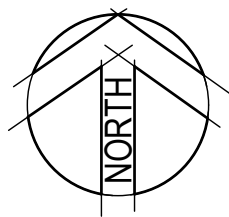
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Checked	MEA	Date	14/12/2017
Designed	RVR	Date	
Verified		Date	
Approved		Date	

Client	VICTORIAN PLANNING AUTHORITY
Project	BENCH MARK INFRASTRUCTURE COSTING
Title	ITEM 15 SECONDARY TO CONNECTOR BLVD INTERSECTION INTERIM

Status	PRELIMINARY		
NOT TO BE USED FOR CONSTRUCTION PURPOSES			
		Scale 1:500	Size A3
Drawing Number V181544-CI-DG-2025			Revision 8



8	29/03/2019	ADDRESS VPA COMMENTS	SB		
7	12/03/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
6	28/02/2019	ADDRESS STAKEHOLDER COMMENTS V.2.	CM		
5	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
4	05/07/2018	ADDRESS VPA COMMENTS	CM		
3	29/06/2018	ADDRESS VPA COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1	14/12/2017	PRELIMINARY ISSUE	RVR		
Rev	Date	Description	Des.	Verif.	Appd.



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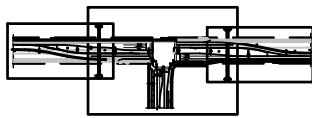
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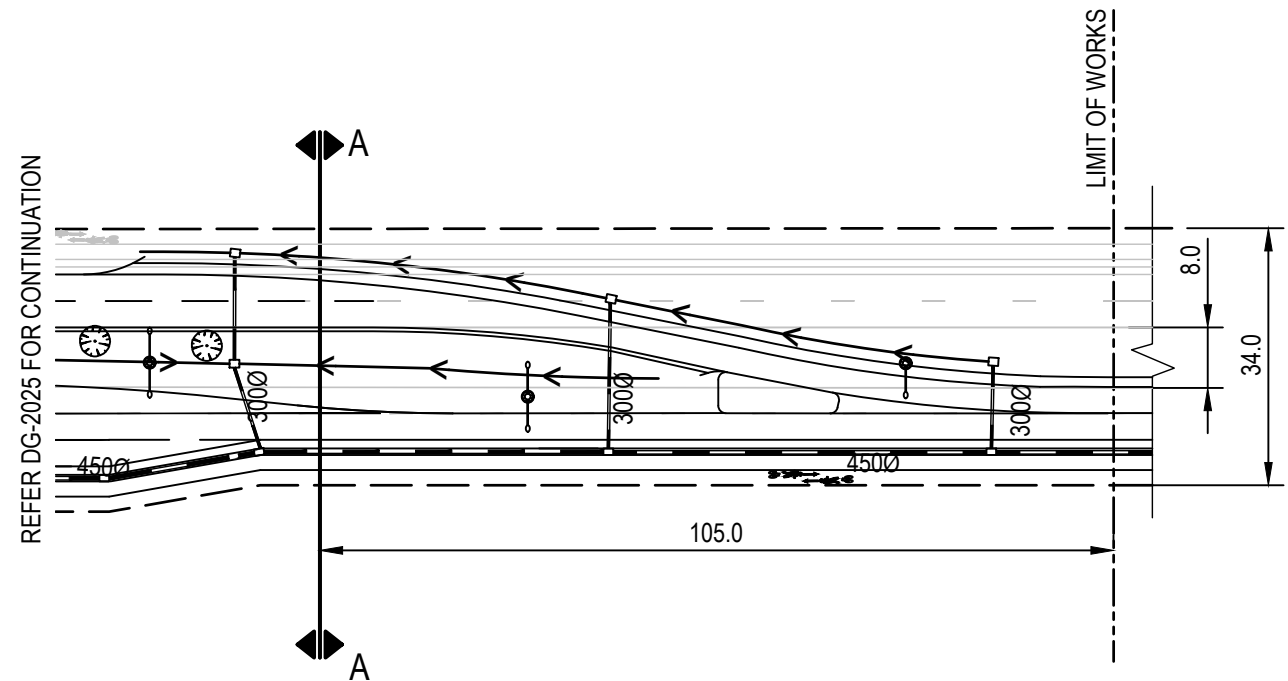
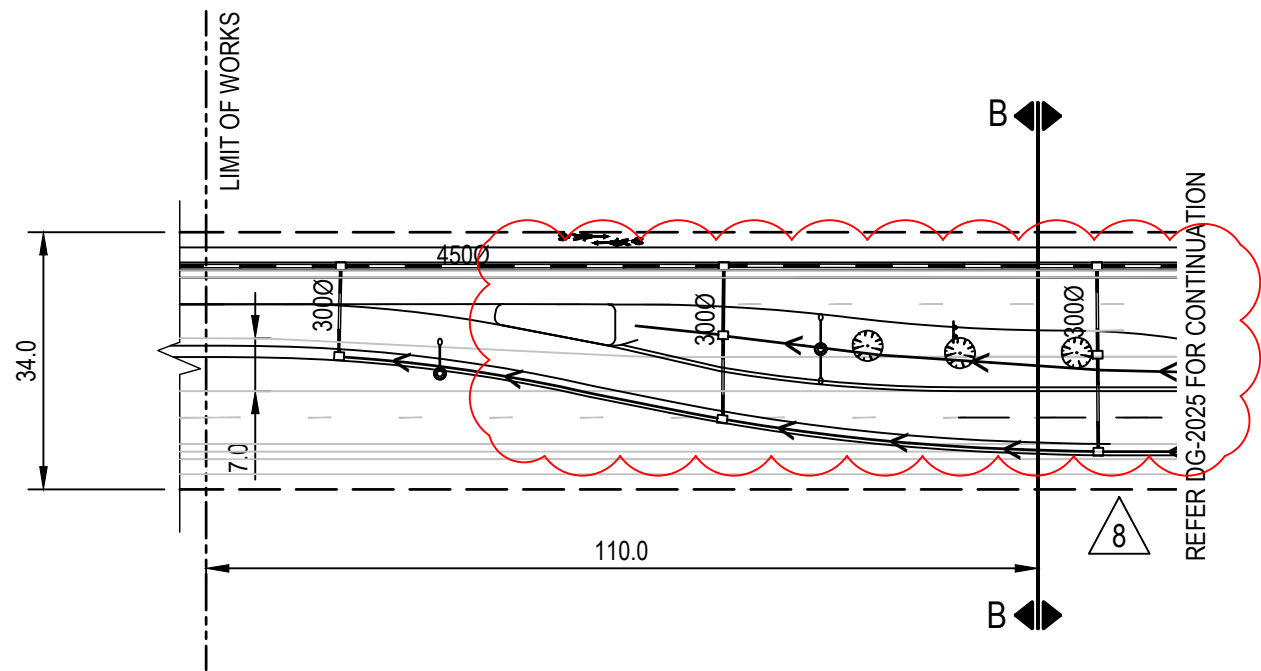
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Checked	MEA	Date	14/12/2017
Designed	RVR	Date	
Verified		Date	
Approved		Date	

Client	VICTORIAN PLANNING AUTHORITY
Project	BENCH MARK INFRASTRUCTURE COSTING
Title	ITEM 15 SECONDARY TO CONNECTOR BLVD INTERSECTION INTERIM

Status	PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES		
	Scale	1:1000	Size A3
Drawing Number	V181544-CI-DG-2026		Revision 8

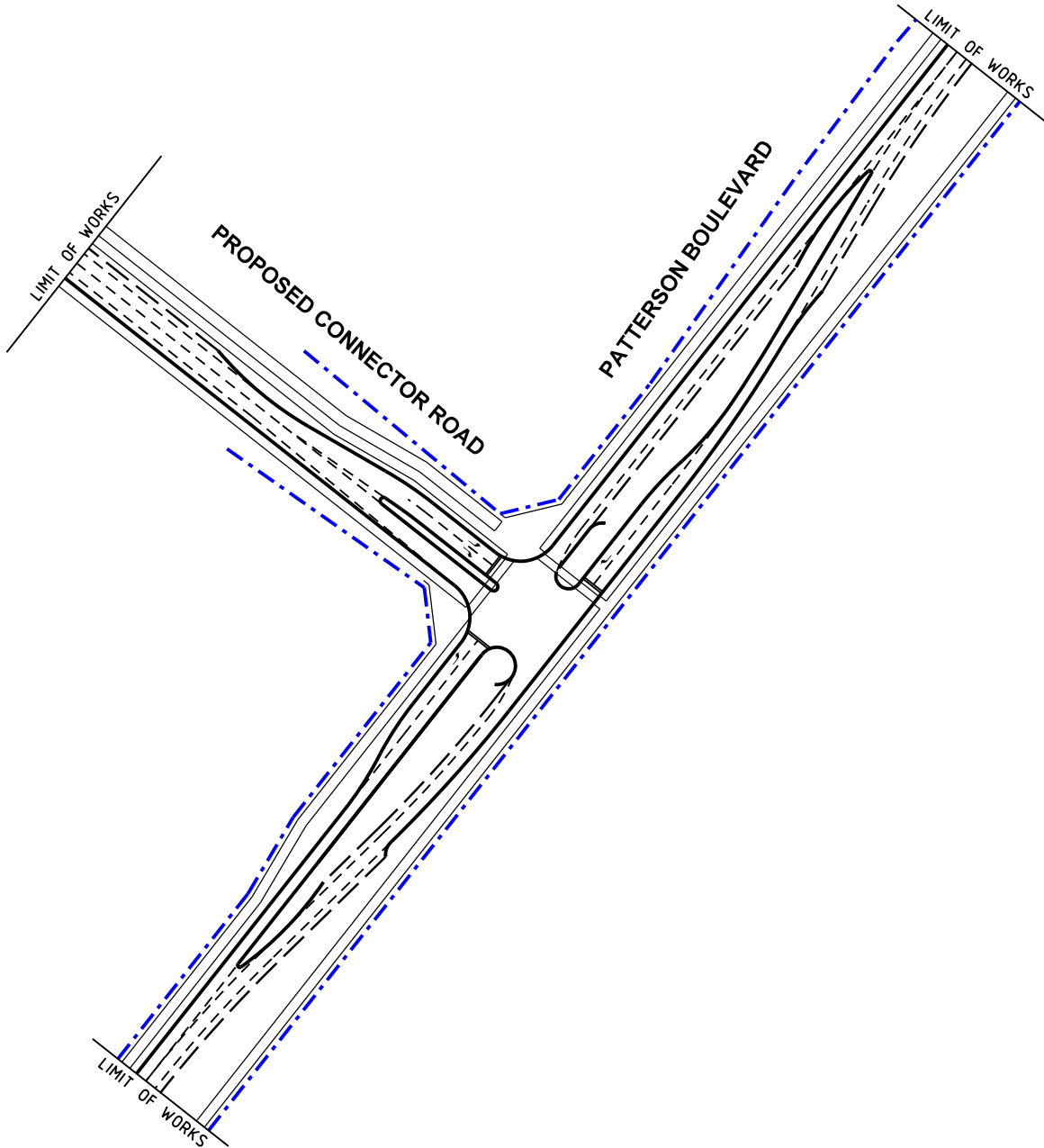


KEY PLAN
NTS



CAD File: \\AUMELCFS01.cardno.corp\VicData\120181501_2000V181544_VPA_ICP_Program_Implementation\Traffic\Drafting\03 Sketches\01 CAD\181544-TR-SK-0017.dgn
DATE PLOTTED: 12/04/2019 6:27:01 PM
BY: User:john.ocampo

ONEMILEGRID DESIGN ADOPTED
ADJUSTMENTS MADE TO REDUCE INTERIM PRIMARY ARTERIAL
AND SECONDARY ARTERIAL ROAD SPEEDS TO 60KM/H



VICROADS COUNTRY STREET DIRECTORY
MAP REF 427 C5

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VICTORIAN PLANNING AUTHORITY				
DONNYBROOK PSP				
DONNYBROOK ROAD, DONNYBROOK				
INTERIM INTERSECTION CONCEPT LAYOUT				
IN-17				
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LS / SGM	12.04.2019	1:2000	A3	
Drawing Number				Revision
V181544-TR-SK-0017				1



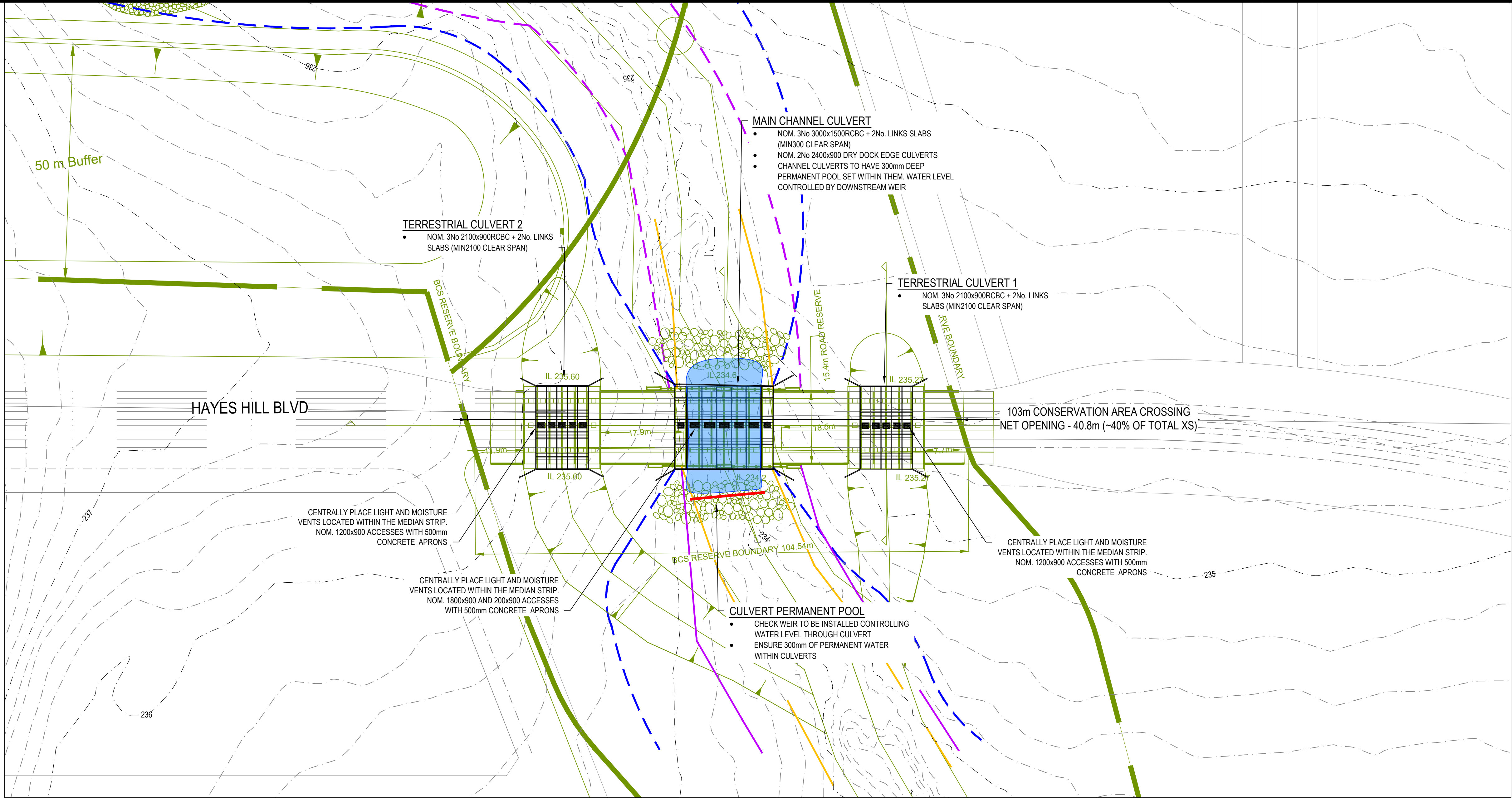
HOR 1 : 200
VER 1 : 200



HOR 1 : 200
VER 1 : 200

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140638 - C003 - 3

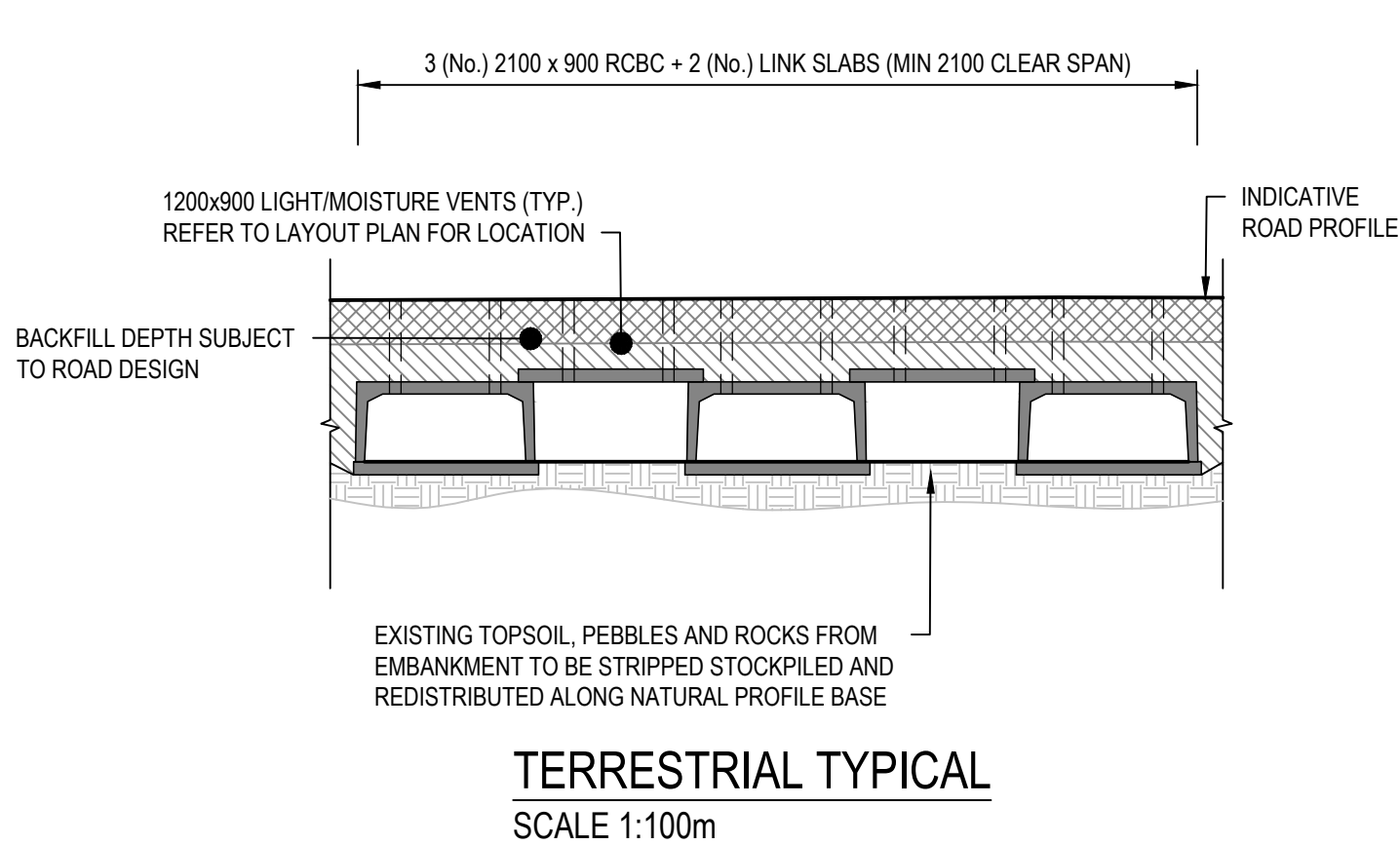


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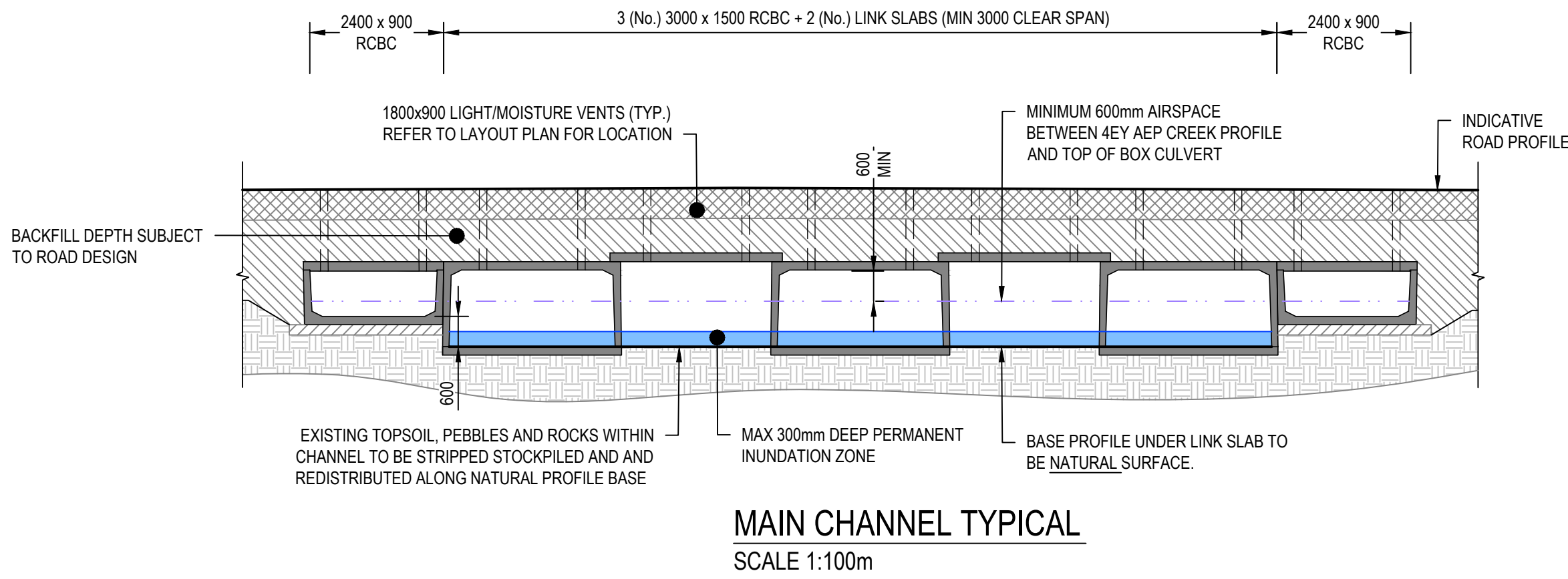
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- DPM DESIGN CONTOURS - MINOR
- PROPOSED BATTER
- 1% AEP WATER LEVEL
- 2% AEP WATER LEVEL
- 10% AEP WATER LEVEL
- 4EY WATER LEVEL
- PROPOSED CHECK WEIR
- PROPOSED CULVERT WITH MOISTURE VENT
- PROPOSED HEADWALL
- LANDSCAPING (BY OTHERS)
- OBSTRUCTIVE LANDSCAPE PLANTING (BY OTHERS)
- FLOODWAY CHANNEL INVERT
- PROPOSED ROCK BEACHING
- PERMANENT POOL

NOTE: DPM DESIGN SHOWN IN BACKGROUND IN GREEN

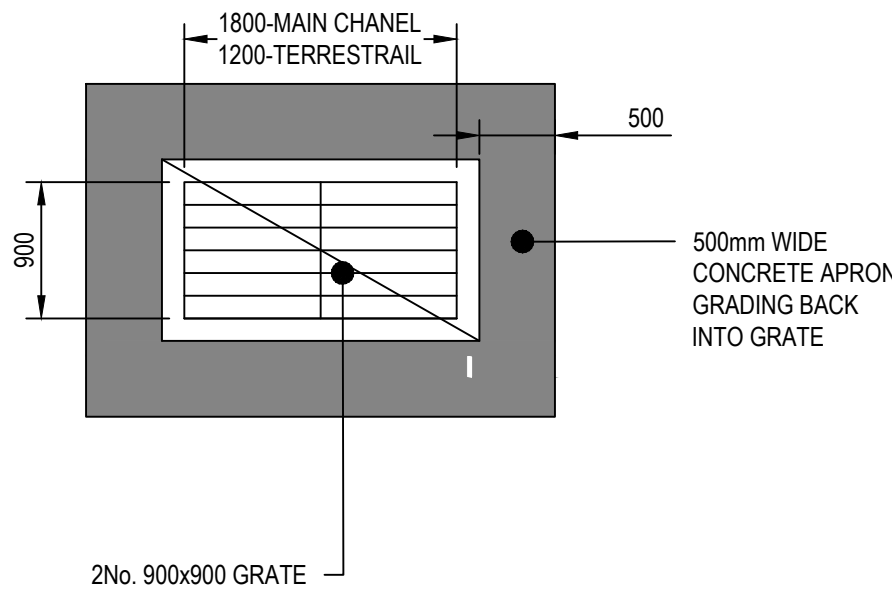
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SCALE 1:500



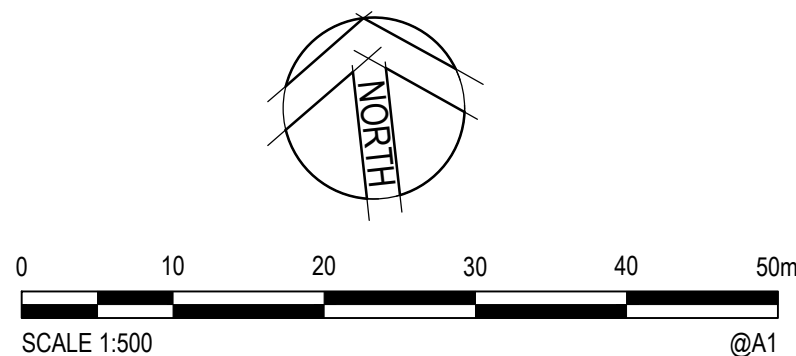
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MAIN CHANNEL TYPICAL
SCALE 1:100m



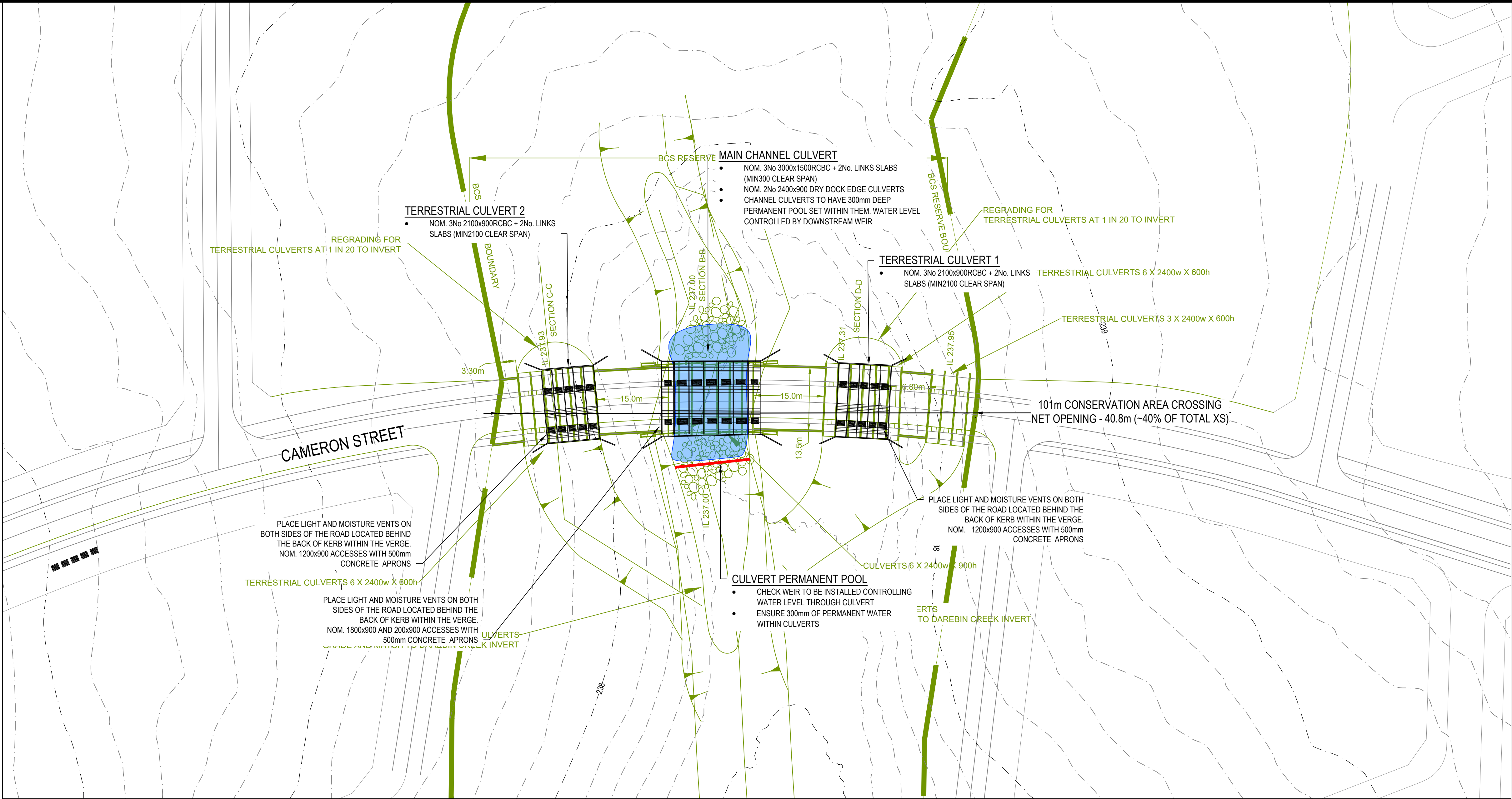
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SCALE 1:50m



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VICTORIAN PLANNING AUHTORITY				
HAYES HILL BOULEVARD CULVERT PLAN & TYPICAL SECTIONS				
MELWAYS REF	Date	Scale	Size	
367, J6	25/03/19	AS SHOWN	A1	
Drawing Number	Revision			
V181544-WE-SK002	1			

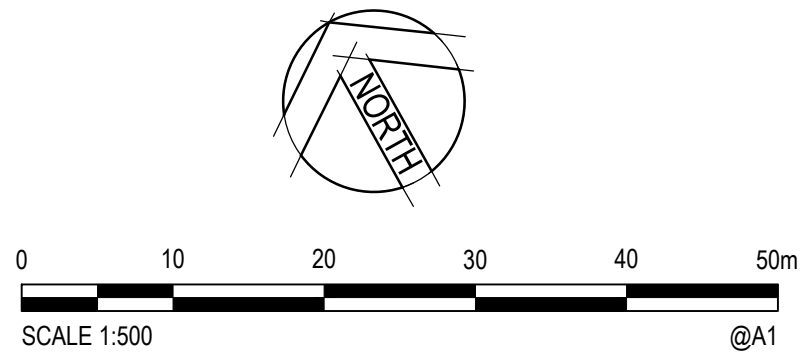
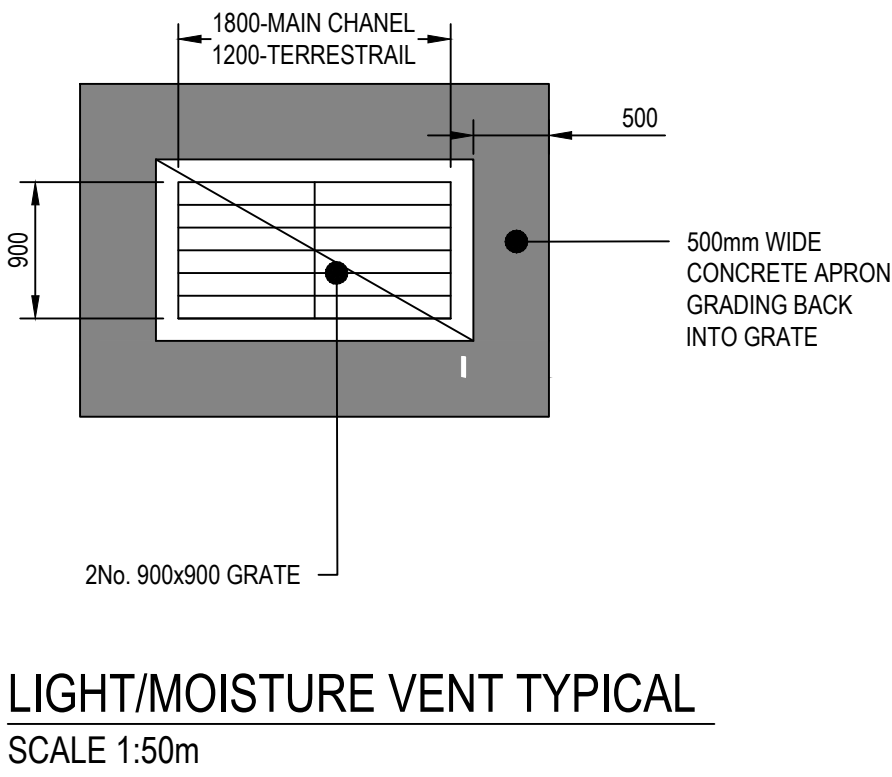
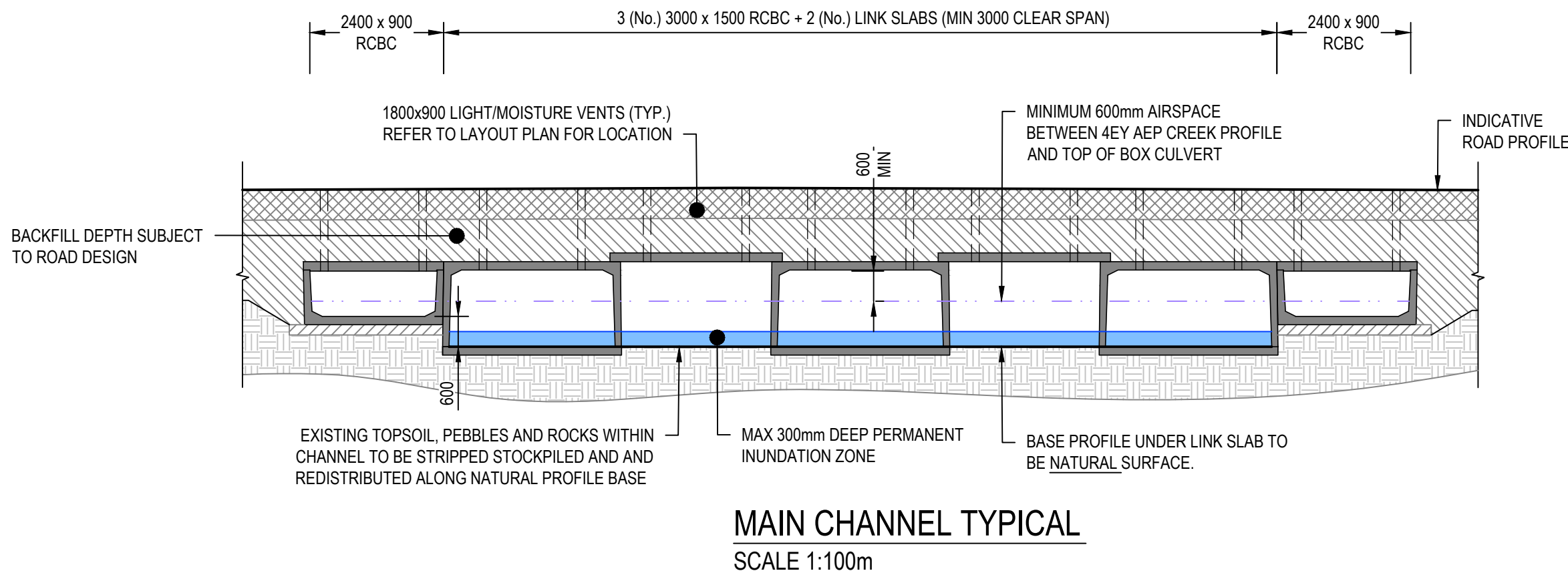
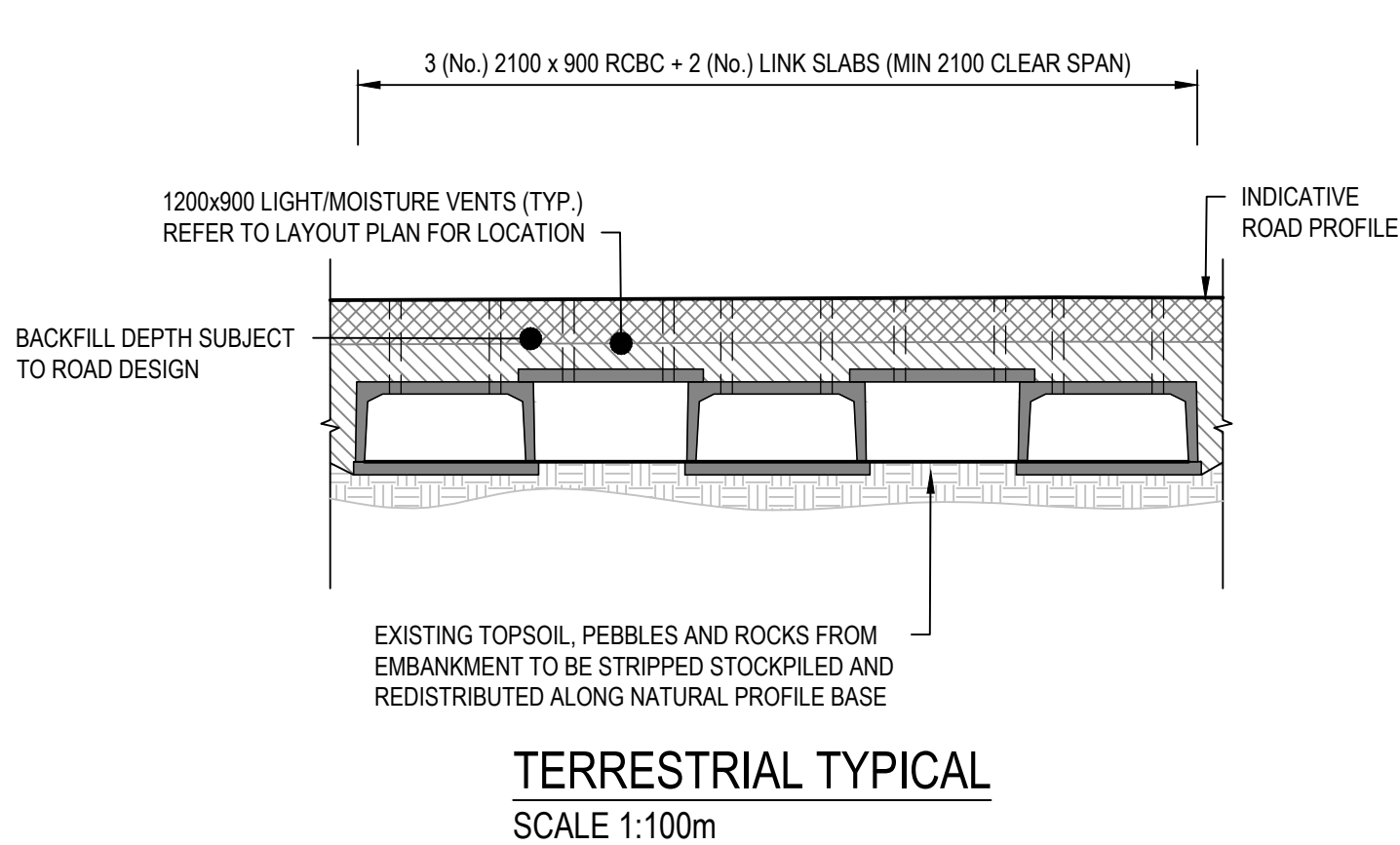


LEGEND

- DPM DESIGN CONTOURS - MAJOR
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- 10% AEP WATER LEVEL
- 4EY WATER LEVEL
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- OBSTRUCTIVE LANDSCAPE PLANTING (BY OTHERS)
- FLOODWAY CHANNEL INVERT
- PROPOSED ROCK BEACHING
- PERMANENT POOL

NOTE: DPM DESIGN SHOWN IN BACKGROUND IN GREEN

CAMERON ST CULVERT PLAN
SCALE 1:500

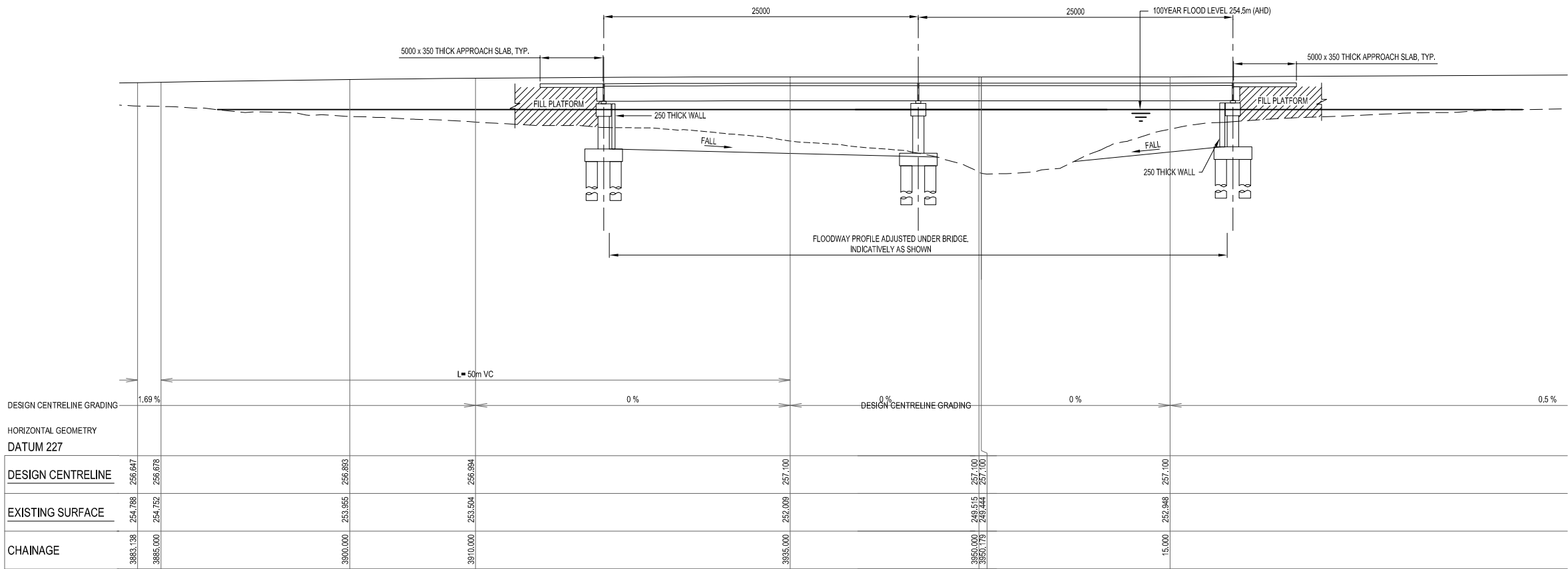


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VICTORIAN PLANNING AUHTORITY				
CAMERON STREET CULVERT PLAN & TYPICAL SECTIONS				
MELWAYS REF	Date	Scale	Size	
367, J6	25/03/19	AS SHOWN	A1	
Drawing Number	V181544-WE-SK001			Revision
				1



BRIDGE 7 LONGITUDINAL SECTION
HOR 1 : 200
VER 1 : 200

2	PRELIMINARY ISSUE - TITLE AMENDED AS REQUEST	26/07/18
1	PRELIMINARY ISSUE	19/03/15
Issue	Description	Date

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Client
ONE MILE GRID

Architect
JCA LAND CONSULTANTS

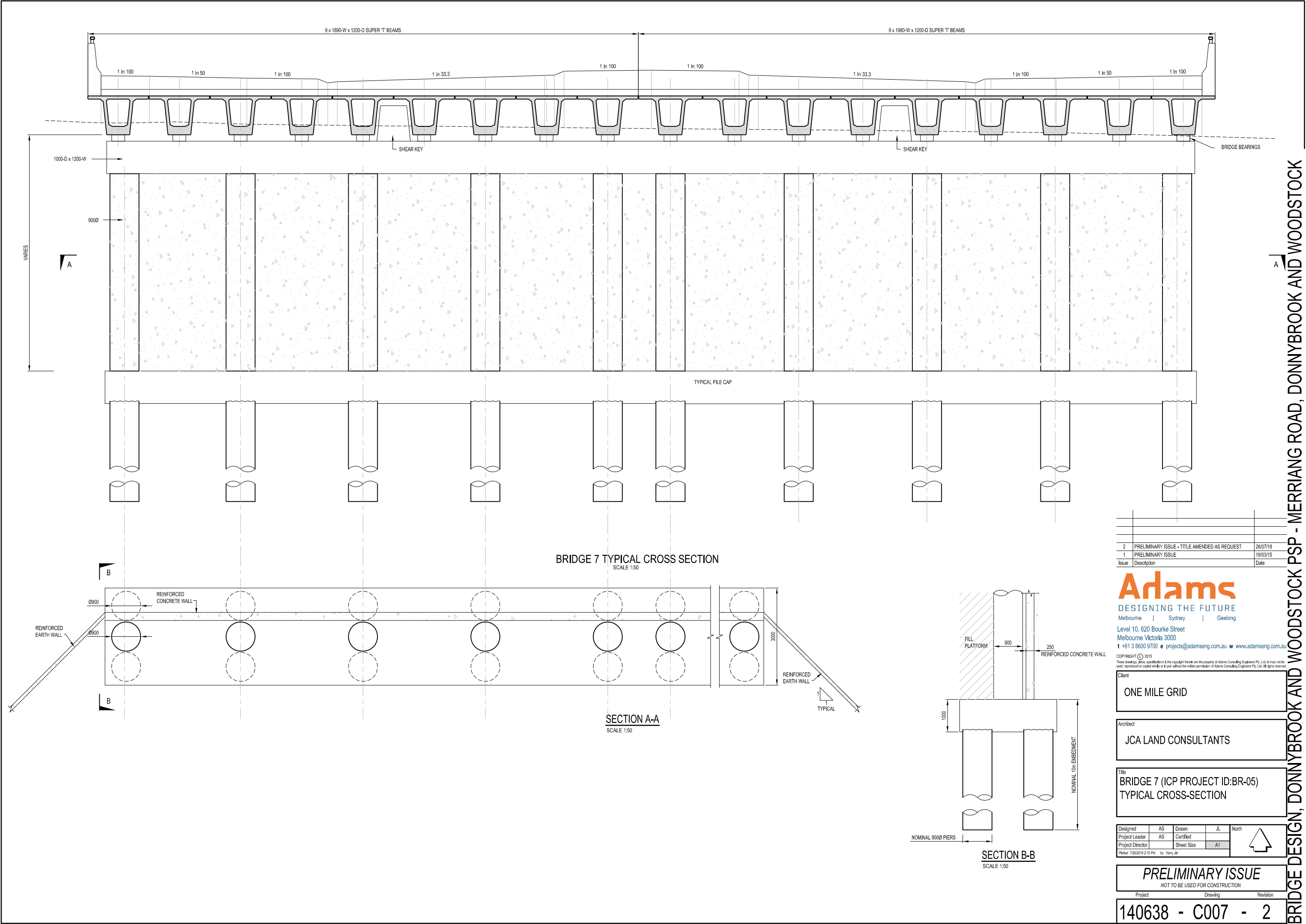
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BRIDGE 7 (ICP PROJECT ID:BR-05)
LONGITUDINAL SECTION

Designed	AS	Drawn	JL	North
Project Leader	AS	Certified		
Project Director		Sheet Size	A1	
Plotted 7/26/2018 2:18 PM by Harry Jfr				

PRELIMINARY ISSUE
NOT TO BE USED FOR CONSTRUCTION

Project	Drawing	Revision
140638 - C006		2

BRIDGE DESIGN, DONNYBROOK AND WOODSTOCK PSP - MERRIANG ROAD, DONNYBROOK AND WOODSTOCK



2	PRELIMINARY ISSUE - TITLE AMENDED AS REQUEST	26/07/18
1	PRELIMINARY ISSUE	19/03/15
Issue	Description	Date

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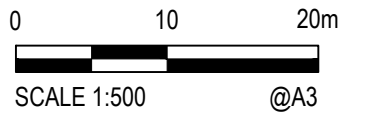
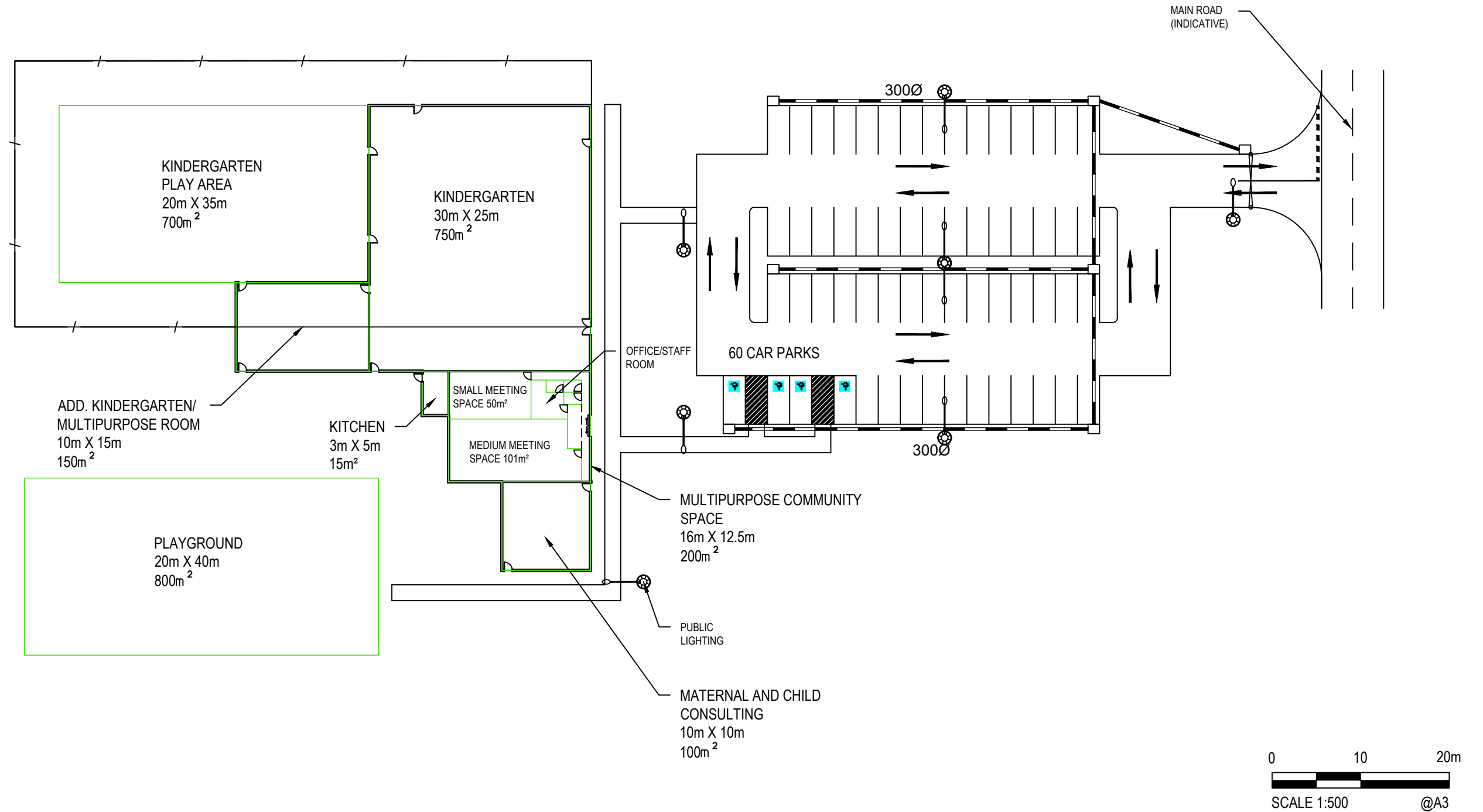
Title
**BRIDGE 7 (ICP PROJECT ID:BR-05)
TYPICAL CROSS-SECTION**

Designed	AS	Drawn	JL	North
Project Leader	AS	Certified		
Project Director		Sheet Size	A1	
Plotted	7/26/2018 2:10 PM	by	Harry Jin	

PRELIMINARY ISSUE
NOT TO BE USED FOR CONSTRUCTION

Project Drawing Revision
140638 - C007 - 2

BRIDGE DESIGN, DONNYBROOK AND WOODSTOCK PSP - MERRIANG ROAD, DONNYBROOK AND WOODSTOCK



Rev	Date	Description	Des.	Verif.	Appd.
3	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1		NOT ISSUED			

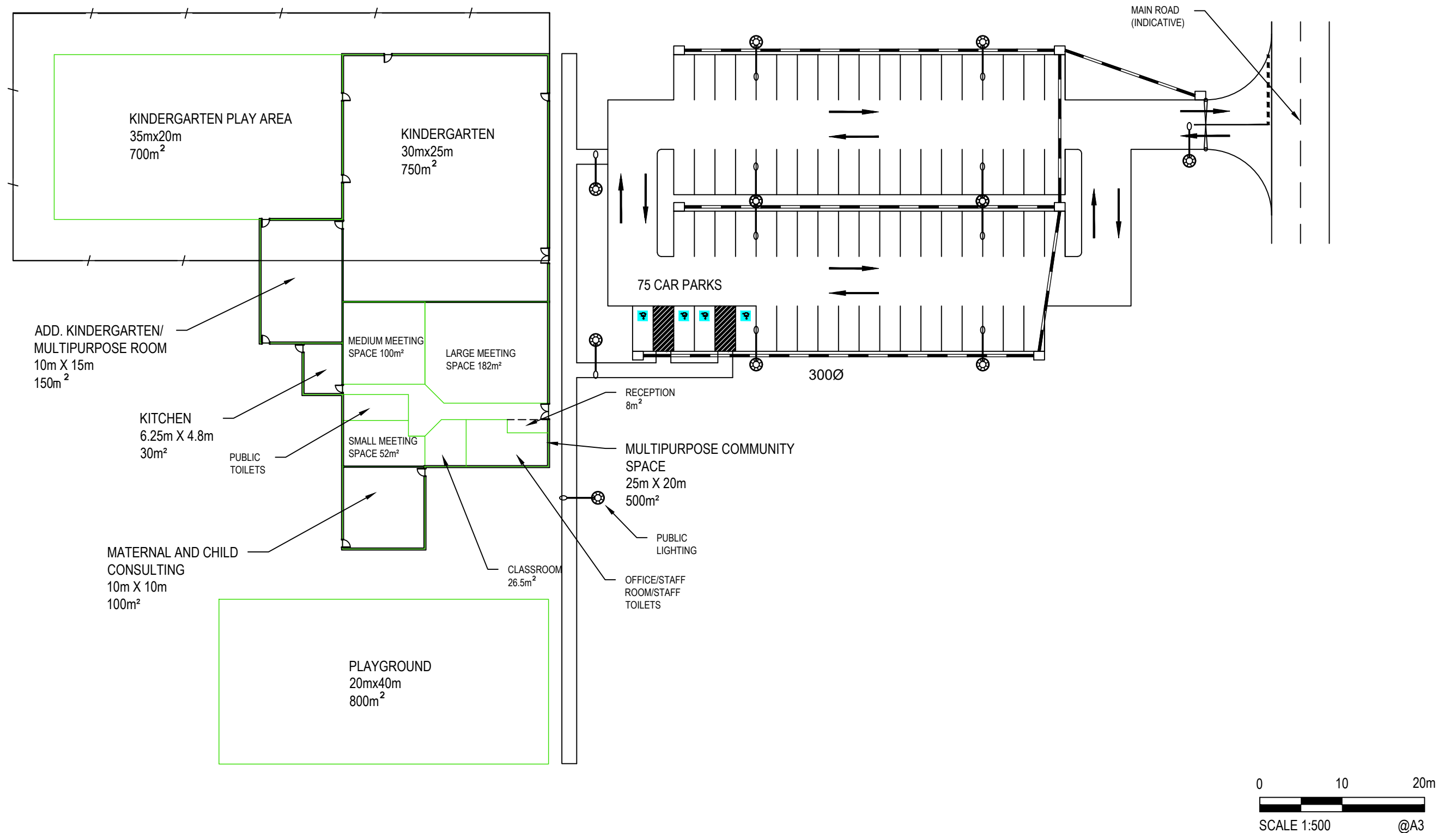
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Drawn VA	Date 5/03/2018	Client VICTORIAN PLANNING AUTHORITY
Checked CP	Date 5/03/2018	Project BENCH MARK INFRASTRUCTURE COSTING
Designed VA	Date	
Verified	Date	
Approved	Date	
		Title ITEM 37 COMMUNITY FACILITIES - LEVEL 1 ULTIMATE
		Status PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES
		Scale 1:500
		Size A3
		Drawing Number V181544-CI-DG-2049
		Revision 3



Rev	Date	Description	Des.	Verif.	Appd.
3	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1		NOT ISSUED			

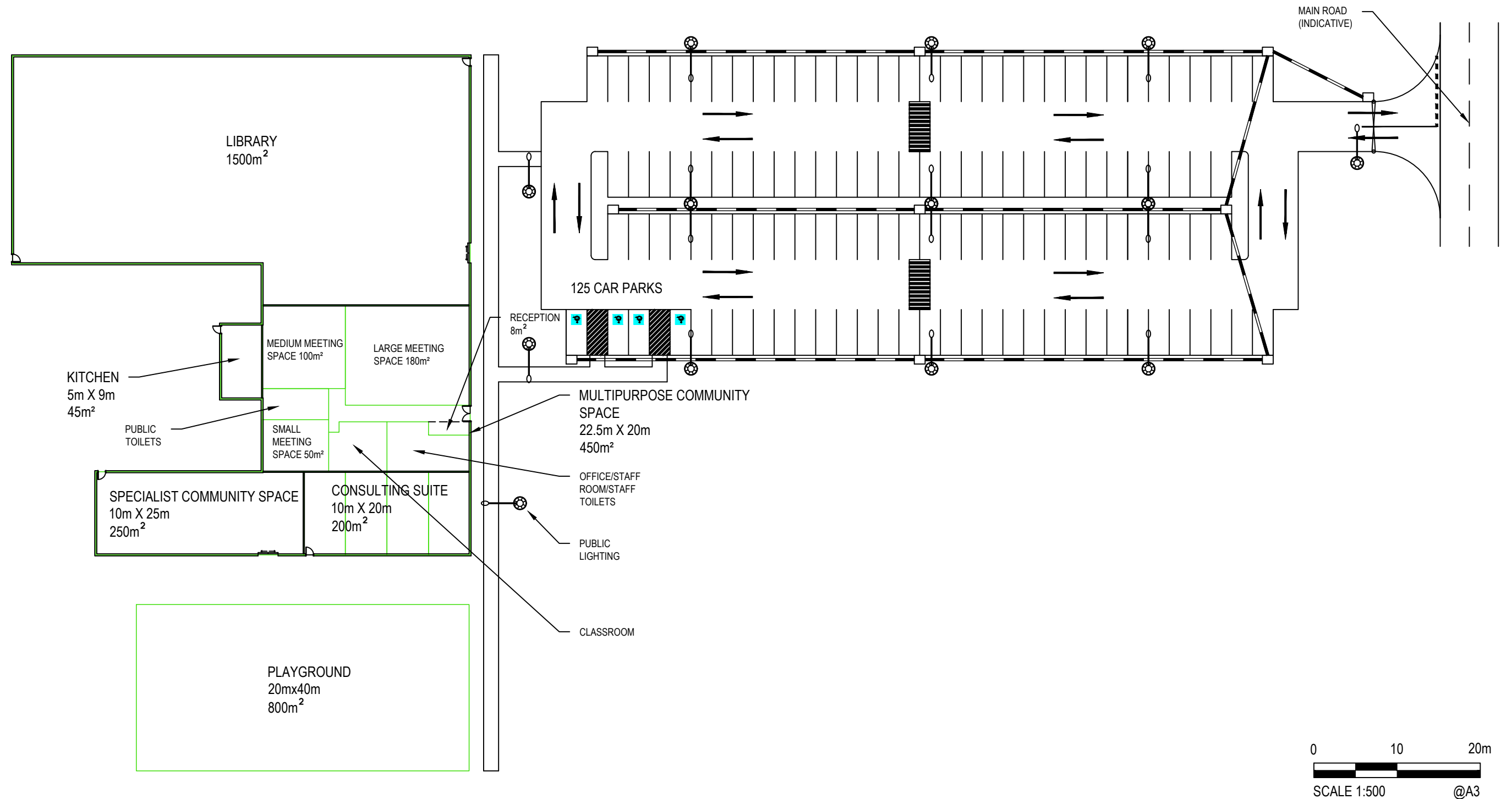
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Drawn VA	Date 5/03/2018	Client VICTORIAN PLANNING AUTHORITY
Checked CP	Date 5/03/2018	Project BENCH MARK INFRASTRUCTURE COSTING
Designed VA	Date	
Verified	Date	
Approved	Date	
		Title ITEM 38 COMMUNITY FACILITIES - LEVEL 2 ULTIMATE
		Status PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES
		Scale 1:500
		Size A3
		Drawing Number V181544-CI-DG-2050
		Revision 3



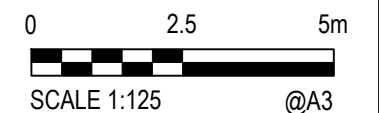
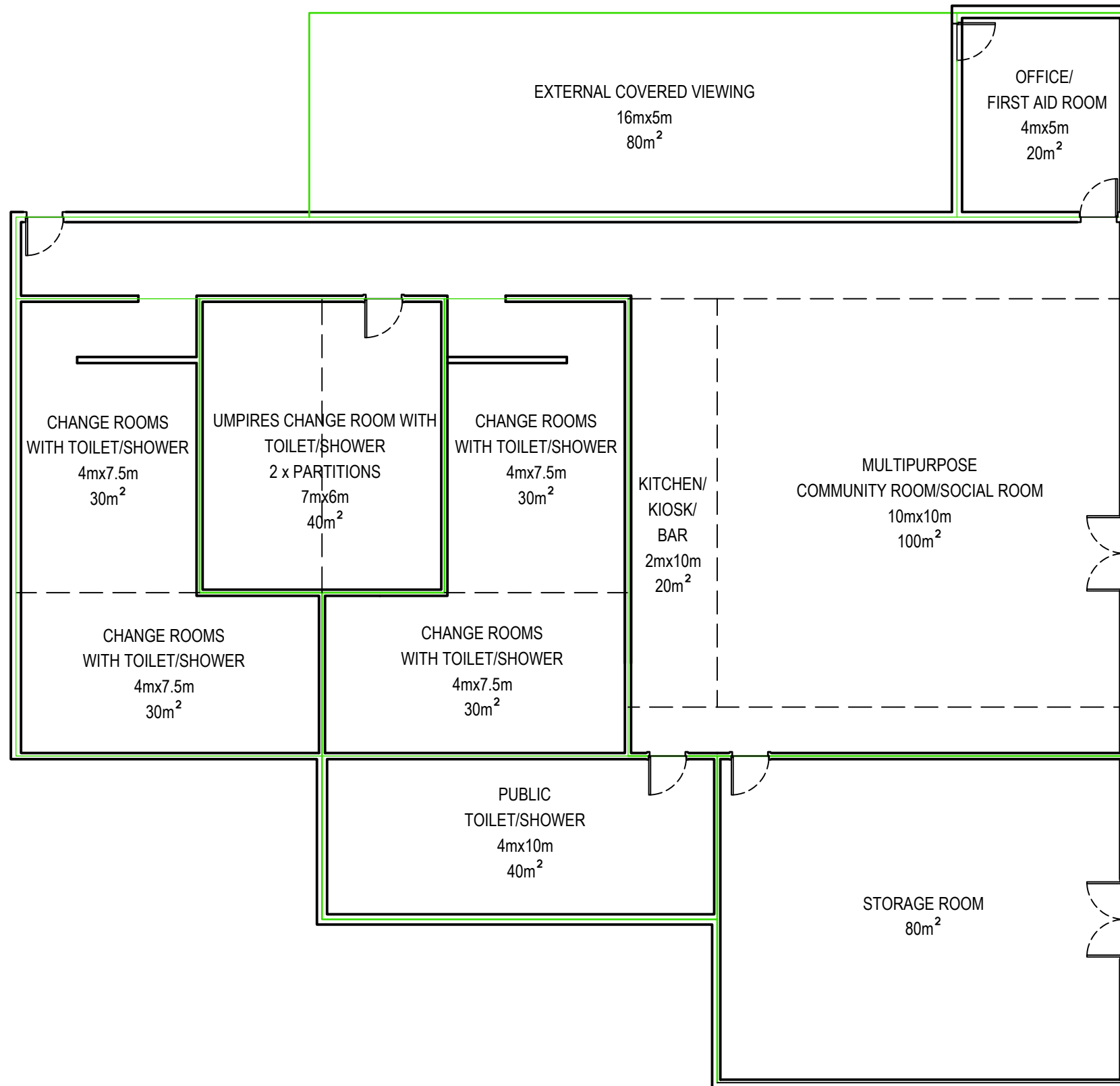
Rev	Date	Description	Des.	Verif.	Appd.
3	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1		NOT ISSUED			

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Drawn VA	Date 5/03/2018	Client VICTORIAN PLANNING AUTHORITY
Checked CP	Date 5/03/2018	Project BENCH MARK INFRASTRUCTURE COSTING
Designed VA	Date	
Verified	Date	
Approved	Date	
		Title ITEM 39 COMMUNITY FACILITIES - LEVEL 3 ULTIMATE
Status NOT TO BE USED FOR CONSTRUCTION PURPOSES		
Drawing Number V181544-CI-DG-2051		Scale 1:500
		Size A3
		Revision 3



3	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM			
2	19/03/2018	ADDRESS VPA COMMENTS	VA			
1		NOT ISSUED				
Rev	Date	Description	Des.	Verif.	Appd.	

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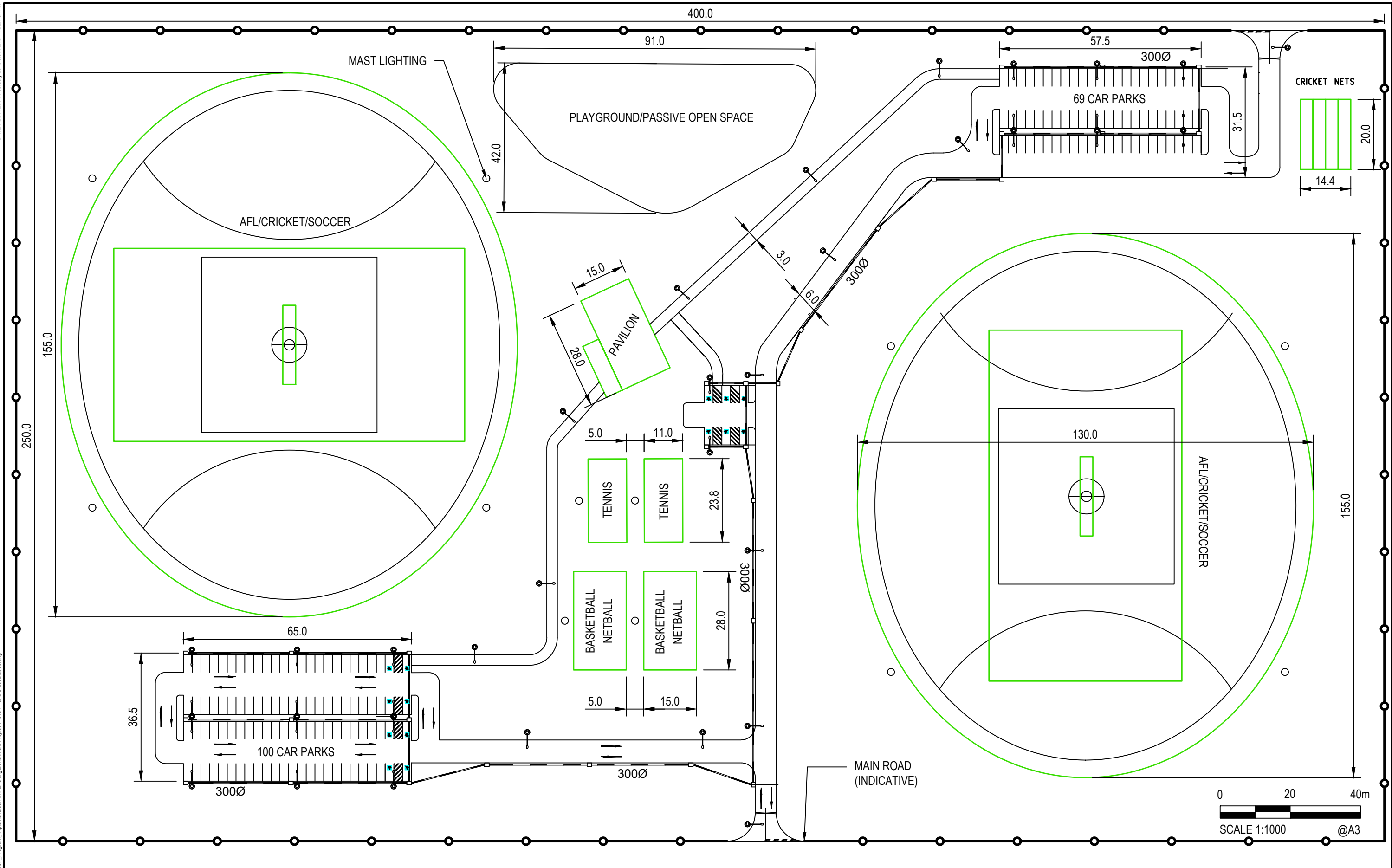


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Drawn	VA	Date	5/03/2018
Checked	MEA	Date	5/03/2018
Designed	VA	Date	
Verified		Date	
Approved		Date	

Client	VICTORIAN PLANNING AUTHORITY
Project	BENCH MARK INFRASTRUCTURE COSTING
Title	ITEM 40 SPORTING PAVILION - SERVICING TWO PLAYING AREAS ULTIMATE

Status	PRELIMINARY		
NOT TO BE USED FOR CONSTRUCTION PURPOSES			
		Scale 1:1000	Size A3
Drawing Number V181544-CI-DG-2052			Revision 3



Rev	Date	Description	Des.	Verif.	Appd.
4	4/02/2019	ADDRESS STAKEHOLDER COMMENTS	CM		
3	29/06/2018	ADDRESS VPA COMMENTS	CM		
2	19/03/2018	ADDRESS VPA COMMENTS	VA		
1		NOT ISSUED			

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Drawn	NPV	Date	5/03/2018
Checked	MEA	Date	5/03/2018
Designed	VA	Date	
Verified		Date	
Approved		Date	

Client	VICTORIAN PLANNING AUTHORITY
Project	BENCH MARK INFRASTRUCTURE COSTING
Title	ITEM 43 MULTIPURPOSE SPORTS & RECREATION:8-10Ha ULTIMATE

Status	PRELIMINARY NOT TO BE USED FOR CONSTRUCTION PURPOSES		
Drawing Number	Scale	Size	Revision
V181544-CI-DG-2055	1:1000	A3	4

10 APPENDIX 5 DETAILED COSTS SHEETS

Appendix C	
Description:	Road - Primary - 800m
Civil Component Number:	Item 1

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	32800	m2	3.68	120704.00	4.96	162688.00
	Earthworks	4004	m3	34.07	136416.28	40.52	162242.08
Road Pavement	Primary Arterial Pavement	5600	m2	169.62	949872.00	186.26	1043056.00
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	0	m2	105.15	0.00	112.44	0.00
	Subgrade Preparation	1120	m2	14.22	15926.40	16.16	18099.20
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1600	m	54.81	87696.00	60.90	97440.00
	Cycle Path	2400	m2	76.59	183816.00	91.94	220656.00
	SUP/ Footpath	0	m2	63.51	0.00	73.63	0.00
	Traffic Island	0	m2	77.60	0.00	84.07	0.00
Drainage	Drainage Pipe 300mm CR Bfilled	100	m	179.85	17985.00	197.96	19796.00
	Drainage Pipe 375mm CR Bfilled	350	m	259.10	90685.00	282.96	99036.00
	Drainage Pipe 450mm CR Bfilled	350	m	299.43	104800.50	334.33	117015.50
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	16	No.	2565.39	41046.24	2806.10	44897.60
	Drainage - Sub-soil drainage	1600	m	33.88	54208.00	43.40	69440.00
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	0	Item/ Per Leg	109730.28	0.00	128786.34	0.00
Landscape	Tree Planting	160	No.	303.34	48534.40	363.01	58081.60
	Landscaping	11200	m2	21.61	242032.00	25.16	281792.00
	Topsoil Seeding	11200	m2	7.21	80752.00	8.44	94528.00
Street Lighting	Street Lighting - Road	800	m	216.34	173072.00	225.67	180536.00
	Street Lighting - Intersections	0	Item/ Per Leg	48468.93	0.00	55617.74	0.00
Misc	Regulatory Signage	18	Item	338.43	6091.74	380.39	6847.02
	Linemarking	5600	m2 of Pavement	3.11	17416.00	4.09	22904.00
	Landscape maintenance (intersection)	0	Item	71344.66	0.00	88131.43	0.00
	Landscape maintenance (road)	11200	m2	2.90	32480.00	2.96	33152.00
	Tactile Pavers (Hazard only)	0	Item	292.43	0.00	319.78	0.00
Other	Sub-standard site conditions	0	% of area	0.00	0.00	0.00	0.00
Delivery	Council Fees	1	%	3.25	78114.84	3.25	88796.73
	VicRoads Fees	1	%	1.00	24035.34	1.00	27322.07
	Traffic Management	1	%	5.00	120176.68	5.00	136610.35
	Environmental Management	1	%	0.50	12017.67	0.50	13661.04
	Surveying and Design	1	%	5.00	120176.68	5.00	136610.35
	Supervision and Project management	1	%	9.00	216318.02	9.00	245898.63
	Site Establishment	1	%	2.50	60088.34	2.50	68305.18
	Contingency	1	%	15.00	360530.03	15.00	409831.05
Total	Excluding Delivery				2,403,534		2,732,207
	Including Delivery				3,394,991		3,859,242

Appendix C	
Description:	Road - Secondary - 800m
Civil Component Number:	Item 2

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	27200	m2	3.68	100096.00	4.96	134912.00
	Earthworks	4572	m3	34.07	155768.04	40.52	185257.44
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	7200	m2	127.01	914472.00	133.78	963216.00
	Collector Arterial Pavement	0	m2	105.15	0.00	112.44	0.00
	Subgrade Preparation	1440	m2	14.22	20476.80	16.16	23270.40
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1600	m	54.81	87696.00	60.90	97440.00
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1600	m2	63.51	101616.00	73.63	117808.00
	Traffic Island	0	m2	77.60	0.00	84.07	0.00
Drainage	Drainage Pipe 300mm CR Bfilled	100	m	179.85	17985.00	197.96	19796.00
	Drainage Pipe 375mm CR Bfilled	350	m	259.10	90685.00	282.96	99036.00
	Drainage Pipe 450mm CR Bfilled	350	m	299.43	104800.50	334.33	117015.50
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	16	No.	2565.39	41046.24	2806.10	44897.60
	Drainage - Sub-soil drainage	1600	m	33.88	54208.00	43.40	69440.00
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	0	Item/ Per Leg	109730.28	0.00	128786.34	0.00
Landscape	Tree Planting	108	No.	303.34	32760.72	363.01	39205.08
	Landscaping	9600	m2	21.61	207456.00	25.16	241536.00
	Topsoil Seeding	9600	m2	7.21	69216.00	8.44	81024.00
Street Lighting	Street Lighting - Road	800	m	216.34	173072.00	225.67	180536.00
	Street Lighting - Intersections	0	Item/ Per Leg	48468.93	0.00	55617.74	0.00
Misc	Regulatory Signage	14	Item	338.43	4738.02	380.39	5325.46
	Linemarking	7200	m2 of Pavement	3.11	22392.00	4.09	29448.00
	Landscape maintenance (intersections)	0	Item	71344.66	0.00	88131.43	0.00
	Landscape maintenance (roads)	9600	m2	2.90	27840.00	2.96	28416.00
	Tactile Pavers (Hazard only)	0	Item	292.43	0.00	319.78	0.00
Other	Sub-standard site conditions	0	% of area	0.00	0.00	0.00	0.00
Delivery	Council Fees	1	%	3.25	72355.54	3.25	80521.33
	VicRoads Fees	1	%	1.00	22263.24	1.00	24775.79
	Traffic Management	1	%	5.00	111316.22	5.00	123878.97
	Environmental Management	1	%	0.50	11131.62	0.50	12387.90
	Surveying and Design	1	%	5.00	111316.22	5.00	123878.97
	Supervision and Project management	1	%	9.00	200369.19	9.00	222982.15
	Site Establishment	1	%	2.50	55658.11	2.50	61939.49
	Contingency	1	%	15.00	333948.65	15.00	371636.92
Total	Excluding Delivery				2,226,324		2,477,579
	Including Delivery				3,144,683		3,499,581

Appendix A	
Description:	IN-01 Primary - Connector T-Intersection (Donnybrook Road & Hayes Hill Boulevard/Langley Park Drive)
Civil Component Number:	IN-01

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preperation	23740	m2	3.68	87363.20	4.96	117750.40
	Earthworks	5325	m3	34.07	181422.75	40.52	215769.00
Road Pavement	Primary Arterial Pavement	6909	m2	169.62	1171904.58	186.26	1286870.34
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	720	m2	105.15	75708.00	112.44	80956.80
	Subgrade Preparation	1526	m2	14.22	21699.72	16.16	24660.16
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1608	m	54.81	88134.48	60.90	97927.20
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1795	m2	63.51	114000.45	73.63	132165.85
	Traffic Island	208	m2	77.60	16140.80	84.07	17486.56
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	450	m	259.10	116595.00	282.96	127332.00
	Drainage Pipe 450mm CR Bfilled	105	m	299.43	31440.15	334.33	35104.65
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	15	No.	2565.39	38480.85	2806.10	42091.50
	Drainage - Sub-soil drainage	1608	m	33.88	54479.04	43.40	69787.20
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	0	No.	303.34	0.00	363.01	0.00
	Landscaping	14097	m2	21.61	304636.17	25.16	354680.52
	Topsoil Seeding	14097	m2	7.21	101639.37	8.44	118978.68
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	6591	m2 of Pavement	3.11	20498.01	4.09	26957.19
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	18	Item	292.43	5263.74	319.78	5756.04
Other	Rock excavation	1065	m3	100.00	106500.00	115.00	122475.00
	Gas and water utility allowance	1	Item	280000.00	280000.00	308000.00	308000.00
	Relocation of power poles	1	Item	40000.00	40000.00	44000.00	44000.00
	Existing pavement removal	5800	m2	65.00	377000.00	71.50	414700.00
	Telstra relocation	1	Item	37800.00	37800.00	41580.00	41580.00
Delivery	Council Fees	1	%	3.25	124217.06	3.25	140804.92
	VicRoads Fees	1	%	1.00	38220.63	1.00	43324.59
	Traffic Management	1	%	5.00	191103.17	5.00	216622.95
	Environmental Management	1	%	0.50	19110.32	0.50	21662.30
	Surveying and Design	1	%	5.00	191103.17	5.00	216622.95
	Supervision and Project management	1	%	9.00	343985.71	9.00	389921.31
	Site Establishment	1	%	2.50	95551.59	2.50	108311.48
	Contingency	1	%	15.00	573309.52	15.00	649868.85
Total	Excluding Delivery				3,822,063		4,332,459
	Including Delivery				5,398,665		6,119,598

Appendix A	
Description:	IN-02 Primary - Connector Intersection (Donnybrook Road & Connector Street)
Civil Component Number:	IN-02

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	19610	m2	3.68	72164.80	4.96	97265.60
	Earthworks	5357	m3	34.07	182512.99	40.52	217065.64
Road Pavement	Primary Arterial Pavement	6883	m2	169.62	1167494.46	186.26	1282027.58
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	815	m2	105.15	85697.25	112.44	91638.60
	Subgrade Preparation	1539.6	m2	14.22	21893.11	16.16	24879.94
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1491	m	54.81	81721.71	60.90	90801.90
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1997	m2	63.51	126829.47	73.63	147039.11
	Traffic Island	115	m2	77.60	8924.00	84.07	9668.05
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	583	m	259.10	151055.30	282.96	164965.68
	Drainage Pipe 450mm CR Bfilled	100	m	299.43	29943.00	334.33	33433.00
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	18	No.	2565.39	46177.02	2806.10	50509.80
	Drainage - Sub-soil drainage	1491	m	33.88	50515.08	43.40	64709.40
Traffic signals	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	0	No.	303.34	0.00	363.01	0.00
	Landscaping	9422	m2	21.61	203609.42	25.16	237057.52
	Topsoil Seeding	9422	m2	7.21	67932.62	8.44	79521.68
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	7698	m2 of Pavement	3.11	23940.78	4.09	31484.82
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	18	Item	292.43	5263.74	319.78	5756.04
Other	Rock excavation	1071.4	m3	100.00	107140.00	115.00	123211.00
	Gas and water utility allowance	1	Item	268000.00	268000.00	294800.00	294800.00
	Telstra relocation	1	Item	280830.00	280830.00	308913.00	308913.00
	Relocate power poles	1	Item	20000.00	20000.00	22000.00	22000.00
Delivery	Existing pavement removal	4646	m2	65.00	301990.00	71.50	332189.00
	Council Fees	1	%	3.25	125287.24	3.25	141581.94
	VicRoads Fees	1	%	1.00	38549.92	1.00	43563.67
	Traffic Management	1	%	5.00	192749.60	5.00	217818.36
	Environmental Management	1	%	0.50	19274.96	0.50	21781.84
	Surveying and Design	1	%	5.00	192749.60	5.00	217818.36
	Supervision and Project management	1	%	9.00	346949.27	9.00	392073.05
	Site Establishment	1	%	2.50	96374.80	2.50	108909.18
	Contingency	1	%	15.00	578248.79	15.00	653455.09
Total	Excluding Delivery				3,854,992		4,356,367
	Including Delivery				5,445,176		6,153,369

Appendix A	
Description:	IN-03 Primary - Secondary T-Intersection (Donnybrook Road & Patterson Drive)
Civil Component Number:	IN-03

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	20014	m2	3.68	73651.52	4.96	99269.44
	Earthworks	7511	m3	34.07	255899.77	40.52	304345.72
Road Pavement	Primary Arterial Pavement	7738	m2	169.62	1312519.56	186.26	1441279.88
	Secondary Arterial Pavement	3115	m2	127.01	395636.15	133.78	416724.70
	Collector Arterial Pavement	0	m2	105.15	0.00	112.44	0.00
	Subgrade Preparation	2170.6	m2	14.22	30865.93	16.16	35076.90
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	2666	m	54.81	146123.46	60.90	162359.40
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1951	m2	63.51	123908.01	73.63	143652.13
	Traffic Island	1186	m2	77.60	92033.60	84.07	99707.02
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	670	m	259.10	173597.00	282.96	189583.20
	Drainage Pipe 450mm CR Bfilled	118	m	299.43	35332.74	334.33	39450.94
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	22	No.	2565.39	56438.58	2806.10	61734.20
	Drainage - Sub-soil drainage	2666	m	33.88	90324.08	43.40	115704.40
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	0	No.	303.34	0.00	363.01	0.00
	Landscaping	6024	m2	21.61	130178.64	25.16	151563.84
	Topsoil Seeding	6024	m2	7.21	43433.04	8.44	50842.56
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc.	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	10853	m2 of Pavement	3.11	33752.83	4.09	44388.77
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	18	Item	292.43	5263.74	319.78	5756.04
Other	Rock excavation	1502.2	m3	100.00	150220.00	115.00	172753.00
	Existing pavement removal	6185	m2	65.00	402025.00	71.50	442227.50
	Relocate power poles	1	Item	20000.00	20000.00	22000.00	22000.00
	Gas and water utility allowance	1	Item	144800.00	144800.00	159280.00	159280.00
	NBN relocation	1	Item	42000.00	42000.00	46200.00	46200.00
	Telstra relocation	1	Item	231495.00	231495.00	254644.50	254644.50
Delivery	Council Fees	1	%	3.25	147577.81	3.25	165944.16
	VicRoads Fees	1	%	1.00	45408.56	1.00	51059.74
	Traffic Management	1	%	5.00	227042.79	5.00	255298.70
	Environmental Management	1	%	0.50	22704.28	0.50	25529.87
	Surveying and Design	1	%	5.00	227042.79	5.00	255298.70
	Supervision and Project management	1	%	9.00	408677.02	9.00	459537.66
	Site Establishment	1	%	2.50	113521.40	2.50	127649.35
	Contingency	1	%	15.00	681128.37	15.00	765896.11
Total	Excluding Delivery				4,540,856		5,105,974
	Including Delivery				6,413,959		7,212,188

Appendix A	
Description:	IN-04 - Primary - Secondary T-Intersection (Donnybrook Road & Koukoura Drive)
Civil Component Number:	IN-04

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Sitemworks/ Earthworks	Site Preperation	19800	m2	3.68	72864.00	4.96	98208.00
	Earthworks	9573	m3	34.07	326152.11	40.52	387897.96
Road Pavement	Primary Arterial Pavement	10310	m2	169.62	1748782.20	186.26	1920340.60
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	0	m2	105.15	0.00	112.44	0.00
	Subgrade Preparation	2062	m2	14.22	29321.64	16.16	33321.92
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	2725	m	54.81	149357.25	60.90	165952.50
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1912	m2	63.51	121431.12	73.63	140780.56
	Traffic Island	1215	m2	77.60	94284.00	84.07	102145.05
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	644	m	259.10	166860.40	282.96	182226.24
	Drainage Pipe 450mm CR Bfilled	94	m	299.43	28146.42	334.33	31427.02
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	19	No.	2565.39	48742.41	2806.10	53315.90
	Drainage - Sub-soil drainage	2725	m	33.88	92323.00	43.40	118265.00
Traffic signals	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	0	No.	303.34	0.00	363.01	0.00
	Landscaping	6363	m2	21.61	137504.43	25.16	160093.08
	Topsoil Seeding	6363	m2	7.21	45877.23	8.44	53703.72
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc.	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	10310	m2 of Pavement	3.11	32064.10	4.09	42167.90
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	18	Item	292.43	5263.74	319.78	5756.04
Other	Rock excavation	1914.6	m3	100.00	191460.00	115.00	220179.00
	Existing pavement removal	5960	m2	65.00	387400.00	71.50	426140.00
	Telecom relocation	1	Item	613525.00	613525.00	674877.50	674877.50
Delivery	Council Fees	1	%	3.25	157388.28	3.25	177587.41
	VicRoads Fees	1	%	1.00	48427.16	1.00	54642.28
	Traffic Management	1	%	5.00	242135.81	5.00	273211.40
	Environmental Management	1	%	0.50	24213.58	0.50	27321.14
	Surveying and Design	1	%	5.00	242135.81	5.00	273211.40
	Supervision and Project management	1	%	9.00	435844.46	9.00	491780.51
	Site Establishment	1	%	2.50	121067.91	2.50	136605.70
	Contingency	1	%	15.00	726407.43	15.00	819634.19
Total	Excluding Delivery				4,842,716		5,464,228
	Including Delivery				6,840,337		7,718,222

Appendix A	
Description:	IN-05 Primary - Connector T-Intersection (Donnybrook Road & Connector Street)
Civil Component Number:	IN-05

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	14450	m2	3.68	53176.00	4.96	71672.00
	Earthworks	5652	m3	34.07	192563.64	40.52	229019.04
Road Pavement	Primary Arterial Pavement	6951	m2	169.62	1179028.62	186.26	1294693.26
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	1274	m2	105.15	133961.10	112.44	143248.56
	Subgrade Preparation	1645	m2	14.22	23391.90	16.16	26583.20
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1420	m	54.81	77830.20	60.90	86478.00
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2333	m2	63.51	148168.83	73.63	171778.79
	Traffic Island	103	m2	77.60	7992.80	84.07	8659.21
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	550	m	259.10	142505.00	282.96	155628.00
	Drainage Pipe 450mm CR Bfilled	118	m	299.43	35332.74	334.33	39450.94
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	18	No.	2565.39	46177.02	2806.10	50509.80
	Drainage - Sub-soil drainage	1420	m	33.88	48109.60	43.40	61628.00
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	0	No.	303.34	0.00	363.01	0.00
	Landscaping	3260	m2	21.61	70448.60	25.16	82021.60
	Topsoil Seeding	3260	m2	7.21	23504.60	8.44	27514.40
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc	Regulatory Signage	0	Item	338.43	0.00	380.39	0.00
	Line marking	8225	m2 of Pavement	3.11	25579.75	4.09	33640.25
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	18	Item	292.43	5263.74	319.78	5756.04
Other	Rock excavation	1130.4	m3	100.00	113040.00	115.00	129996.00
	Telecom relocation	1	Item	556600.00	556600.00	612260.00	612260.00
	Existing pavement removal	5750	m2	65.00	373750.00	71.50	411125.00
	Relocate Power poles	1	Item	10000.00	10000.00	11000.00	11000.00
Delivery	Council Fees	1	%	3.25	123901.91	3.25	139555.19
	VicRoads Fees	1	%	1.00	38123.66	1.00	42940.06
	Traffic Management	1	%	5.00	190618.32	5.00	214700.29
	Environmental Management	1	%	0.50	19061.83	0.50	21470.03
	Surveying and Design	1	%	5.00	190618.32	5.00	214700.29
	Supervision and Project management	1	%	9.00	343112.98	9.00	386460.52
	Site Establishment	1	%	2.50	95309.16	2.50	107350.14
	Contingency	1	%	15.00	571854.96	15.00	644100.86
Total	Excluding Delivery				3,812,366		4,294,006
	Including Delivery				5,384,968		6,065,283

Appendix A	
Description:	IN-06 - Secondary - Connector Intersection (Hayes Hill Boulevard & Patterson Drive)
Civil Component Number:	IN-06

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	28702	m2	3.68	105623.36	4.96	142361.92
	Earthworks	3520	m3	34.07	119926.40	40.52	142630.40
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	4207	m2	127.01	534331.07	133.78	562812.46
	Collector Arterial Pavement	1586	m2	105.15	166767.90	112.44	178329.84
	Subgrade Preparation	1158.6	m2	14.22	16475.29	16.16	18722.98
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1523	m	54.81	83475.63	60.90	92750.70
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2209	m2	63.51	140293.59	73.63	162648.67
	Traffic Island	1249	m2	77.60	96922.40	84.07	105003.43
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	210	m	259.10	54411.00	282.96	59421.60
	Drainage Pipe 450mm CR Bfilled	575	m	299.43	172172.25	334.33	192239.75
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	24	No.	2565.39	61569.36	2806.10	67346.40
	Drainage - Sub-soil drainage	1824	m	33.88	61797.12	43.40	79161.60
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	4	Item/ Per Leg	109730.28	438921.12	128786.34	515145.36
Landscape	Tree Planting	41	No.	303.34	12436.94	363.01	14883.41
	Landscaping	7359	m2	21.61	159027.99	25.16	185152.44
	Topsoil Seeding	7359	m2	7.21	53058.39	8.44	62109.96
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	4	Item/ Per Leg	48468.93	193875.72	55617.74	222470.96
Misc.	Regulatory Signage	10	Item	338.43	3384.30	380.39	3803.90
	Line marking	5793	m2 of Pavement	3.11	18016.23	4.09	23693.37
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	704	m3	100.00	70400.00	115.00	80960.00
Delivery	Council Fees	1	%	3.25	85840.59	3.25	97742.30
	VicRoads Fees	1	%	1.00	26412.49	1.00	30074.55
	Traffic Management	1	%	5.00	132062.45	5.00	150372.76
	Environmental Management	1	%	0.50	13206.25	0.50	15037.28
	Surveying and Design	1	%	5.00	132062.45	5.00	150372.76
	Supervision and Project management	1	%	9.00	237712.41	9.00	270670.98
	Site Establishment	1	%	2.50	66031.23	2.50	75186.38
	Contingency	1	%	15.00	396187.36	15.00	451118.29
Total	Excluding Delivery				2,641,249		3,007,455
	Including Delivery				3,730,764		4,248,031

Appendix A	
Description:	IN-07 - Secondary - Connector Intersection (Hayes Hill Boulevard & Koukoura Drive)
Civil Component Number:	IN-07

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	20628	m2	3.68	75911.04	4.96	102314.88
	Earthworks	3981	m3	34.07	135632.67	40.52	161310.12
Road Pavement	Primary Arterial Pavement	4476	m2	169.62	759219.12	186.26	833699.76
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	1460	m2	105.15	153519.00	112.44	164162.40
	Subgrade Preparation	292	m2	14.22	4152.24	16.16	4718.72
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1424	m	54.81	78049.44	60.90	86721.60
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2351	m2	63.51	149312.01	73.63	173104.13
	Traffic Island	3442	m2	77.60	267099.20	84.07	289368.94
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	210	m	259.10	54411.00	282.96	59421.60
	Drainage Pipe 450mm CR Bfilled	630	m	299.43	188640.90	334.33	210627.90
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	25	No.	2565.39	64134.75	2806.10	70152.50
	Drainage - Sub-soil drainage	2017	m	33.88	68335.96	43.40	87537.80
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	4	Item/ Per Leg	109730.28	438921.12	128786.34	515145.36
Landscape	Tree Planting	46	No.	303.34	13953.64	363.01	16698.46
	Landscaping	6835	m2	21.61	147704.35	25.16	171968.60
	Topsoil Seeding	6835	m2	7.21	49280.35	8.44	57687.40
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	4	Item/ Per Leg	48468.93	193875.72	55617.74	222470.96
Misc.	Regulatory Signage	10	Item	338.43	3384.30	380.39	3803.90
	Line marking	1460	m2 of Pavement	3.11	4540.60	4.09	5971.40
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	796.2	m3	100.00	79620.00	115.00	91563.00
Delivery	Council Fees	1	%	3.25	97761.96	3.25	111288.31
	VicRoads Fees	1	%	1.00	30080.60	1.00	34242.56
	Traffic Management	1	%	5.00	150403.02	5.00	171212.78
	Environmental Management	1	%	0.50	15040.30	0.50	17121.28
	Surveying and Design	1	%	5.00	150403.02	5.00	171212.78
	Supervision and Project management	1	%	9.00	270725.44	9.00	308183.00
	Site Establishment	1	%	2.50	75201.51	2.50	85606.39
	Contingency	1	%	15.00	451209.06	15.00	513638.34
Total	Excluding Delivery				3,008,060		3,424,256
	Including Delivery				4,248,885		4,836,761

Appendix A	
Description:	IN-08 Secondary - Connector T-Intersection (Hayes Hill Boulevard & Merriang Road)
Civil Component Number:	IN-08

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	8495	m2	3.68	31261.60	4.96	42135.20
	Earthworks	2359	m3	34.07	80371.13	40.52	95586.68
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	2947	m2	127.01	374298.47	133.78	394249.66
	Collector Arterial Pavement	912	m2	105.15	95896.80	112.44	102545.28
	Subgrade Preparation	771.8	m2	14.22	10975.00	16.16	12472.29
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	351	m	54.81	19238.31	60.90	21375.90
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1310	m2	63.51	83198.10	73.63	96455.30
	Traffic Island	183	m2	77.60	14200.80	84.07	15384.81
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	140	m	259.10	36274.00	282.96	39614.40
	Drainage Pipe 450mm CR Bfilled	350	m	299.43	104800.50	334.33	117015.50
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	21	No.	2565.39	53873.19	2806.10	58928.10
	Drainage - Sub-soil drainage	351	m	33.88	11891.88	43.40	15233.40
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	0	Item/ Per Leg	109730.28	0.00	128786.34	0.00
Landscape	Tree Planting	43	No.	303.34	13043.62	363.01	15609.43
	Landscaping	3150	m2	21.61	68071.50	25.16	79254.00
	Topsoil Seeding	3150	m2	7.21	22711.50	8.44	26586.00
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc.	Regulatory Signage	5	Item	338.43	1692.15	380.39	1901.95
	Line marking	3859	m2 of Pavement	3.11	12001.49	4.09	15783.31
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	18	Item	292.43	5263.74	319.78	5756.04
Other	Rock excavation	471.8	m3	100.00	47180.00	115.00	54257.00
	Existing pavement removal	2530	m2	65.00	164450.00	71.50	180895.00
Delivery	Council Fees	1	%	3.25	47691.97	3.25	53495.78
	VicRoads Fees	1	%	1.00	14674.45	1.00	16460.24
	Traffic Management	1	%	5.00	73372.26	5.00	82301.19
	Environmental Management	1	%	0.50	7337.23	0.50	8230.12
	Surveying and Design	1	%	5.00	73372.26	5.00	82301.19
	Supervision and Project management	1	%	9.00	132070.07	9.00	148142.15
	Site Establishment	1	%	2.50	36686.13	2.50	41150.60
	Contingency	1	%	15.00	220116.78	15.00	246903.58
Total	Excluding Delivery				1,467,445		1,646,024
	Including Delivery				2,072,766		2,325,009

Appendix A	
Description:	IN-09 - Secondary - Connector Intersection (Cameron Street & Connector Street)
Civil Component Number:	IN-09

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	16127	m2	3.68	59347.36	4.96	79989.92
	Earthworks	4198	m3	34.07	143025.86	40.52	170102.96
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	4835	m2	127.01	614093.35	133.78	646826.30
	Collector Arterial Pavement	2108	m2	105.15	221656.20	112.44	237023.52
	Subgrade Preparation	1388.6	m2	14.22	19745.89	16.16	22439.78
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1495	m	54.81	81940.95	60.90	91045.50
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2218	m2	63.51	140865.18	73.63	163311.34
	Traffic Island	1891	m2	77.60	146741.60	84.07	158976.37
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	210	m	259.10	54411.00	282.96	59421.60
	Drainage Pipe 450mm CR Bfilled	545	m	299.43	163189.35	334.33	182209.85
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	24	No.	2565.39	61569.36	2806.10	67346.40
	Drainage - Sub-soil drainage	1718	m	33.88	58205.84	43.40	74561.20
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	4	Item/ Per Leg	109730.28	438921.12	128786.34	515145.36
Landscape	Tree Planting	41	No.	303.34	12436.94	363.01	14883.41
	Landscaping	3954	m2	21.61	85445.94	25.16	99482.64
	Topsoil Seeding	3954	m2	7.21	28508.34	8.44	33371.76
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	4	Item/ Per Leg	48468.93	193875.72	55617.74	222470.96
Misc.	Regulatory Signage	10	Item	338.43	3384.30	380.39	3803.90
	Line marking	6943	m2 of Pavement	3.11	21592.73	4.09	28396.87
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	839.6	m3	100.00	83960.00	115.00	96554.00
Delivery	Council Fees	1	%	3.25	88116.60	3.25	99553.02
	VicRoads Fees	1	%	1.00	27112.80	1.00	30631.70
	Traffic Management	1	%	5.00	135564.00	5.00	153158.49
	Environmental Management	1	%	0.50	13556.40	0.50	15315.85
	Surveying and Design	1	%	5.00	135564.00	5.00	153158.49
	Supervision and Project management	1	%	9.00	244015.20	9.00	275685.28
	Site Establishment	1	%	2.50	67782.00	2.50	76579.24
	Contingency	1	%	15.00	406692.00	15.00	459475.47
Total	Excluding Delivery				2,711,280		3,063,170
	Including Delivery				3,829,683		4,326,727

Appendix A	
Description:	IN-10 - Secondary - Secondary Intersection (Cameron Street & Patterson Drive)
Civil Component Number:	IN-10

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	27244	m2	3.68	100257.92	4.96	135130.24
	Earthworks	5769	m3	34.07	196549.83	40.52	233759.88
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	7467	m2	127.01	948383.67	133.78	998935.26
	Collector Arterial Pavement	1921	m2	105.15	201993.15	112.44	215997.24
	Subgrade Preparation	1877.6	m2	14.22	26699.47	16.16	30342.02
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1950	m	54.81	106879.50	60.90	118755.00
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2460	m2	63.51	156234.60	73.63	181129.80
	Traffic Island	3204	m2	77.60	248630.40	84.07	269360.28
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	260	m	259.10	67366.00	282.96	73569.60
	Drainage Pipe 450mm CR Bfilled	913	m	299.43	273379.59	334.33	305243.29
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	41	No.	2565.39	105180.99	2806.10	115050.10
	Drainage - Sub-soil drainage	2548	m	33.88	86326.24	43.40	110583.20
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	4	Item/ Per Leg	109730.28	438921.12	128786.34	515145.36
Landscape	Tree Planting	61	No.	303.34	18503.74	363.01	22143.61
	Landscaping	12192	m2	21.61	263469.12	25.16	306750.72
	Topsoil Seeding	12192	m2	7.21	87904.32	8.44	102900.48
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	4	Item/ Per Leg	48468.93	193875.72	55617.74	222470.96
Misc	Regulatory Signage	24	Item	338.43	8122.32	380.39	9129.36
	Line marking	7467	m2 of Pavement	3.11	23222.37	4.09	30540.03
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	1153.8	m3	100.00	115380.00	115.00	132687.00
Delivery	Council Fees	1	%	3.25	121733.40	3.25	137326.46
	VicRoads Fees	1	%	1.00	37456.43	1.00	42254.30
	Traffic Management	1	%	5.00	187282.15	5.00	211271.48
	Environmental Management	1	%	0.50	18728.22	0.50	21127.15
	Surveying and Design	1	%	5.00	187282.15	5.00	211271.48
	Supervision and Project management	1	%	9.00	337107.87	9.00	380288.66
	Site Establishment	1	%	2.50	93641.08	2.50	105635.74
	Contingency	1	%	15.00	561846.46	15.00	633814.44
Total	Excluding Delivery				3,745,643		4,225,430
	Including Delivery				5,290,721		5,968,419

Appendix A	
Description:	IN-11 - Secondary - Secondary Intersection (Cameron Street & Koukoura Drive)
Civil Component Number:	IN-11

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	26410	m2	3.68	97188.80	4.96	130993.60
	Earthworks	5743	m3	34.07	195664.01	40.52	232706.36
Road Pavement	Primary Arterial Pavement	5837	m2	169.62	990071.94	186.26	1087199.62
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	2933	m2	105.15	308404.95	112.44	329786.52
	Subgrade Preparation	1754	m2	14.22	24941.88	16.16	28344.64
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1962	m	54.81	107537.22	60.90	119485.80
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2581	m2	63.51	163919.31	73.63	190039.03
	Traffic Island	7095	m2	77.60	550572.00	84.07	596476.65
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	260	m	259.10	67366.00	282.96	73569.60
	Drainage Pipe 450mm CR Bfilled	965	m	299.43	288949.95	334.33	322628.45
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	42	No.	2565.39	107746.38	2806.10	117856.20
	Drainage - Sub-soil drainage	2428	m	33.88	82260.64	43.40	105375.20
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	4	Item/ Per Leg	109730.28	438921.12	128786.34	515145.36
Landscape	Tree Planting	64	No.	303.34	19413.76	363.01	23232.64
	Landscaping	3274	m2	21.61	70751.14	25.16	82373.84
	Topsoil Seeding	3274	m2	7.21	23605.54	8.44	27632.56
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	4	Item/ Per Leg	48468.93	193875.72	55617.74	222470.96
Misc	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	0	m2 of Pavement	3.11	0.00	4.09	0.00
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	1148.6	m3	100.00	114860.00	115.00	132089.00
Delivery	Council Fees	1	%	3.25	127719.42	3.25	144277.20
	VicRoads Fees	1	%	1.00	39298.28	1.00	44392.98
	Traffic Management	1	%	5.00	196491.41	5.00	221964.92
	Environmental Management	1	%	0.50	19649.14	0.50	22196.49
	Surveying and Design	1	%	5.00	196491.41	5.00	221964.92
	Supervision and Project management	1	%	9.00	353684.54	9.00	399536.86
	Site Establishment	1	%	2.50	98245.71	2.50	110982.46
	Contingency	1	%	15.00	589474.23	15.00	665894.76
Total	Excluding Delivery				3,929,828		4,439,298
	Including Delivery				5,550,882		6,270,509

Appendix A	
Description:	IN-12 - Secondary - Connector T-Intersection (Cameron Street & Merriang Road)
Civil Component Number:	IN-12

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preperation	8196	m2	3.68	30161.28	4.96	40652.16
	Earthworks	2489	m3	34.07	84800.23	40.52	100854.28
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	3085	m2	127.01	391825.85	133.78	412711.30
	Collector Arterial Pavement	990	m2	105.15	104098.50	112.44	111315.60
	Subgrade Preparation	815	m2	14.22	11589.30	16.16	13170.40
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	380	m	54.81	20827.80	60.90	23142.00
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1510	m2	63.51	95900.10	73.63	111181.30
	Traffic Island	109	m2	77.60	8458.40	84.07	9163.63
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	210	m	259.10	54411.00	282.96	59421.60
	Drainage Pipe 450mm CR Bfilled	379	m	299.43	113483.97	334.33	126711.07
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	21	No.	2565.39	53873.19	2806.10	58928.10
	Drainage - Sub-soil drainage	735	m	33.88	24901.80	43.40	31899.00
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	0	Item/ Per Leg	109730.28	0.00	128786.34	0.00
Landscape	Tree Planting	46	No.	303.34	13953.64	363.01	16698.46
	Landscaping	1677	m2	21.61	36239.97	25.16	42193.32
	Topsoil Seeding	1677	m2	7.21	12091.17	8.44	14153.88
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc.	Regulatory Signage	9	Item	338.43	3045.87	380.39	3423.51
	Line marking	4075	m2 of Pavement	3.11	12673.25	4.09	16666.75
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	497.8	m3	100.00	49780.00	115.00	57247.00
	Existing pavement removal	2530	m2	65.00	164450.00	71.50	180895.00
Delivery	Council Fees	1	%	3.25	49085.89	3.25	55025.35
	VicRoads Fees	1	%	1.00	15103.35	1.00	16930.88
	Traffic Management	1	%	5.00	75516.75	5.00	84654.39
	Environmental Management	1	%	0.50	7551.68	0.50	8465.44
	Surveying and Design	1	%	5.00	75516.75	5.00	84654.39
	Supervision and Project management	1	%	9.00	135930.16	9.00	152377.90
	Site Establishment	1	%	2.50	37758.38	2.50	42327.19
	Contingency	1	%	15.00	226550.26	15.00	253963.16
Total	Excluding Delivery				1,510,335		1,693,088
	Including Delivery				2,133,348		2,391,486

Appendix A	
Description:	IN-13 - Primary - Connector T-Intersection (Gunns Gully Road & Connector St)
Civil Component Number:	IN-13

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	25497	m2	3.68	93828.96	4.96	126465.12
	Earthworks	5127	m3	34.07	174676.89	40.52	207746.04
Road Pavement	Primary Arterial Pavement	6402	m2	169.62	1085907.24	186.26	1192436.52
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	1027	m2	105.15	107989.05	112.44	115475.88
	Subgrade Preparation	1485.8	m2	14.22	21128.08	16.16	24010.53
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1422	m	54.81	77939.82	60.90	86599.80
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2215	m2	63.51	140674.65	73.63	163090.45
	Traffic Island	4350	m2	77.60	337560.00	84.07	365704.50
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	165	m	259.10	42751.50	282.96	46688.40
	Drainage Pipe 450mm CR Bfilled	586	m	299.43	175465.98	334.33	195917.38
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	23	No.	2565.39	59003.97	2806.10	64540.30
	Drainage - Sub-soil drainage	2143	m	33.88	72604.84	43.40	93006.20
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	65	No.	303.34	19717.10	363.01	23595.65
	Landscaping	3160	m2	21.61	68287.60	25.16	79505.60
	Topsoil Seeding	3160	m2	7.21	22783.60	8.44	26670.40
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	7429	m2 of Pavement	3.11	23104.19	4.09	30384.61
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	1025.4	m3	100.00	102540.00	115.00	117921.00
Delivery	Council Fees	1	%	3.25	103491.02	3.25	117483.05
	VicRoads Fees	1	%	1.00	31843.39	1.00	36148.63
	Traffic Management	1	%	5.00	159216.95	5.00	180743.15
	Environmental Management	1	%	0.50	15921.69	0.50	18074.32
	Surveying and Design	1	%	5.00	159216.95	5.00	180743.15
	Supervision and Project management	1	%	9.00	286590.51	9.00	325337.67
	Site Establishment	1	%	2.50	79608.47	2.50	90371.58
	Contingency	1	%	15.00	477650.84	15.00	542229.45
Total	Excluding Delivery				3,184,339		3,614,863
	Including Delivery				4,497,879		5,105,994

Appendix A	
Description:	IN-14 - Primary - Secondary Intersection (Gunns Gully Road & Patterson Drive)
Civil Component Number:	IN-14

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	44949	m2	3.68	165412.32	4.96	222947.04
	Earthworks	9085	m3	34.07	309525.95	40.52	368124.20
Road Pavement	Primary Arterial Pavement	7729	m2	169.62	1310992.98	186.26	1439603.54
	Secondary Arterial Pavement	5604	m2	127.01	711764.04	133.78	749703.12
	Collector Arterial Pavement	0	m2	105.15	0.00	112.44	0.00
	Subgrade Preparation	2666.6	m2	14.22	37919.05	16.16	43092.26
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	2688	m	54.81	147329.28	60.90	163699.20
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2759	m2	63.51	175224.09	73.63	203145.17
	Traffic Island	6777	m2	77.60	525895.20	84.07	569742.39
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	260	m	259.10	67366.00	282.96	73569.60
	Drainage Pipe 450mm CR Bfilled	1100	m	299.43	329373.00	334.33	367763.00
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	44	No.	2565.39	112877.16	2806.10	123468.40
	Drainage - Sub-soil drainage	3704	m	33.88	125491.52	43.40	160753.60
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	4	Item/ Per Leg	109730.28	438921.12	128786.34	515145.36
Landscape	Tree Planting	72	No.	303.34	21840.48	363.01	26136.72
	Landscaping	8553	m2	21.61	184830.33	25.16	215193.48
	Topsoil Seeding	8553	m2	7.21	61667.13	8.44	72187.32
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	4	Item/ Per Leg	48468.93	193875.72	55617.74	222470.96
Misc.	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	13333	m2 of Pavement	3.11	41465.63	4.09	54531.97
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l/scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	1817	m3	100.00	181700.00	115.00	208955.00
Delivery	Council Fees	1	%	3.25	169885.59	3.25	191819.05
	VicRoads Fees	1	%	1.00	52272.49	1.00	59021.25
	Traffic Management	1	%	5.00	261362.44	5.00	295106.24
	Environmental Management	1	%	0.50	26136.24	0.50	29510.62
	Surveying and Design	1	%	5.00	261362.44	5.00	295106.24
	Supervision and Project management	1	%	9.00	470452.40	9.00	531191.22
	Site Establishment	1	%	2.50	130681.22	2.50	147553.12
	Contingency	1	%	15.00	784087.33	15.00	885318.71
Total	Excluding Delivery				5,227,249		5,902,125
	Including Delivery				7,383,489		8,336,751

Appendix A	
Description:	IN-15 - Primary - Secondary - Connector Intersection: (Gunns Gully Road & Koukoura Drive)
Civil Component Number:	IN-15

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Sitemworks/ Earthworks	Site Preparation	35693	m2	3.68	131350.24	4.96	177037.28
	Earthworks	7117	m3	34.07	242476.19	40.52	288380.84
Road Pavement	Primary Arterial Pavement	9208	m2	169.62	1561860.96	186.26	1715082.08
	Secondary Arterial Pavement	0	m2	127.01	0.00	133.78	0.00
	Collector Arterial Pavement	996	m2	105.15	104729.40	112.44	111990.24
	Subgrade Preparation	2040.8	m2	14.22	29020.18	16.16	32979.33
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	2171	m	54.81	118992.51	60.90	132213.90
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	2865	m2	63.51	181956.15	73.63	210949.95
	Traffic Island	5205	m2	77.60	403908.00	84.07	437584.35
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	260	m	259.10	67366.00	282.96	73569.60
	Drainage Pipe 450mm CR Bfilled	855	m	299.43	256012.65	334.33	285852.15
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	39	No.	2565.39	100050.21	2806.10	109437.90
	Drainage - Sub-soil drainage	2861	m	33.88	96930.68	43.40	124167.40
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	4	Item/ Per Leg	109730.28	438921.12	128786.34	515145.36
Landscape	Tree Planting	66	No.	303.34	20020.44	363.01	23958.66
	Landscaping	17419	m2	21.61	376424.59	25.16	438262.04
	Topsoil Seeding	17419	m2	7.21	125590.99	8.44	147016.36
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	4	Item/ Per Leg	48468.93	193875.72	55617.74	222470.96
Misc.	Regulatory Signage	16	Item	338.43	5414.88	380.39	6086.24
	Line marking	10204	m2 of Pavement	3.11	31734.44	4.09	41734.36
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	1423.4	m3	100.00	142340.00	115.00	163691.00
Delivery	Council Fees	1	%	3.25	152988.50	3.25	173986.02
	VicRoads Fees	1	%	1.00	47073.38	1.00	53534.16
	Traffic Management	1	%	5.00	235366.92	5.00	267670.81
	Environmental Management	1	%	0.50	23536.69	0.50	26767.08
	Surveying and Design	1	%	5.00	235366.92	5.00	267670.81
	Supervision and Project management	1	%	9.00	423660.45	9.00	481807.45
	Site Establishment	1	%	2.50	117683.46	2.50	133835.40
	Contingency	1	%	15.00	706100.75	15.00	803012.42
Total	Excluding Delivery				4,707,338		5,353,416
	Including Delivery				6,649,115		7,561,700

Appendix A	
Description:	IN-16 - Secondary - Connector T-Intersection (Patterson Drive & Connector St)
Civil Component Number:	IN-16

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	14710	m2	3.68	54132.80	4.96	72961.60
	Earthworks	5065	m3	34.07	172564.55	40.52	205233.80
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	6454	m2	127.01	819722.54	133.78	863416.12
	Collector Arterial Pavement	482	m2	105.15	50682.30	112.44	54196.08
	Subgrade Preparation	1329	m2	14.22	18898.38	16.16	21476.64
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1458	m	54.81	79912.98	60.90	88792.20
	Cycle Path	170	m2	76.59	13020.30	91.94	15629.80
	SUP/ Footpath	940	m2	63.51	59699.40	73.63	69212.20
	Traffic Island	407	m2	77.60	31583.20	84.07	34216.49
Drainage	Drainage Pipe 300mm CR Bfilled	140	m	179.85	25179.00	197.96	27714.40
	Drainage Pipe 375mm CR Bfilled	0	m	259.10	0.00	282.96	0.00
	Drainage Pipe 450mm CR Bfilled	450	m	299.43	134743.50	334.33	150448.50
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	21	No.	2565.39	53873.19	2806.10	58928.10
	Drainage - Sub-soil drainage	1958	m	33.88	66337.04	43.40	84977.20
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	41	No.	303.34	12436.94	363.01	14883.41
	Landscaping	2175	m2	21.61	47001.75	25.16	54723.00
	Topsoil Seeding	2175	m2	7.21	15681.75	8.44	18357.00
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc.	Regulatory Signage	5	Item	338.43	1692.15	380.39	1901.95
	Line marking	6936	m2 of Pavement	3.11	21570.96	4.09	28368.24
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	18	Item	292.43	5263.74	319.78	5756.04
Other	Rock excavation	2942	m3	100.00	294200.00	115.00	338330.00
Delivery	Council Fees	1	%	3.25	82034.51	3.25	92653.16
	VicRoads Fees	1	%	1.00	25241.39	1.00	28508.66
	Traffic Management	1	%	5.00	126206.94	5.00	142543.32
	Environmental Management	1	%	0.50	12620.69	0.50	14254.33
	Surveying and Design	1	%	5.00	126206.94	5.00	142543.32
	Supervision and Project management	1	%	9.00	227172.49	9.00	256577.98
	Site Establishment	1	%	2.50	63103.47	2.50	71271.66
	Contingency	1	%	15.00	378620.81	15.00	427629.97
Total	Excluding Delivery				2,524,139		2,850,866
	Including Delivery				3,565,346		4,026,849

Appendix A	
Description:	IN-17 - Secondary - Connector T-Intersection (Patterson Drive & Connector St)
Civil Component Number:	IN-17

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Siteworks/ Earthworks	Site Preparation	16853	m2	3.68	62019.04	4.96	83590.88
	Earthworks	3773	m3	34.07	128546.11	40.52	152881.96
Road Pavement	Primary Arterial Pavement	0	m2	169.62	0.00	186.26	0.00
	Secondary Arterial Pavement	4435	m2	127.01	563289.35	133.78	593314.30
	Collector Arterial Pavement	1054	m2	105.15	110828.10	112.44	118511.76
	Subgrade Preparation	1221.6	m2	14.22	17371.15	16.16	19741.06
	Pavement Rehab	0	m2	51.58	0.00	59.32	0.00
	Pavement Other	0	m2	0.00	0.00	0.00	0.00
Concrete Works	Kerb and Channel	1255	m	54.81	68786.55	60.90	76429.50
	Cycle Path	0	m2	76.59	0.00	91.94	0.00
	SUP/ Footpath	1808	m2	63.51	114826.08	73.63	133123.04
	Traffic Island	732	m2	77.60	56803.20	84.07	61539.24
Drainage	Drainage Pipe 300mm CR Bfilled	0	m	179.85	0.00	197.96	0.00
	Drainage Pipe 375mm CR Bfilled	140	m	259.10	36274.00	282.96	39614.40
	Drainage Pipe 450mm CR Bfilled	502	m	299.43	150313.86	334.33	167833.66
	Drainage Pipe 525mm CR Bfilled	0	m	403.86	0.00	448.03	0.00
	Drainage - pits	21	No.	2565.39	53873.19	2806.10	58928.10
	Drainage - Sub-soil drainage	1544	m	33.88	52310.72	43.40	67009.60
	Drainage Culvert	0	No.	0.00	0.00	0.00	0.00
Traffic signals	Traffic Signals (all inclusive)	3	Item/ Per Leg	109730.28	329190.84	128786.34	386359.02
Landscape	Tree Planting	41	No.	303.34	12436.94	363.01	14883.41
	Landscaping	4326	m2	21.61	93484.86	25.16	108842.16
	Topsoil Seeding	4326	m2	7.21	31190.46	8.44	36511.44
Street Lighting	Street Lighting - Road	0	m	216.34	0.00	225.67	0.00
	Street Lighting - Intersections	3	Item/ Per Leg	48468.93	145406.79	55617.74	166853.22
Misc.	Regulatory Signage	10	Item	338.43	3384.30	380.39	3803.90
	Line marking	6108	m2 of Pavement	3.11	18995.88	4.09	24981.72
	Landscape maintenance (intersections)	1	Item	71344.66	71344.66	88131.43	88131.43
	Landscape maintenance (roads)	0	m2 of l'scape	2.90	0.00	2.96	0.00
	Tactile Pavers (Hazard only)	24	Item	292.43	7018.32	319.78	7674.72
Other	Rock excavation	754.6	Item	100.00	75460.00	115.00	86779.00
	Gas protection slab	1	Item	70500.00	70500.00	70500.00	70500.00
Delivery	Council Fees	1	%	3.25	73893.77	3.25	83454.72
	VicRoads Fees	1	%	1.00	22736.54	1.00	25678.38
	Traffic Management	1	%	5.00	113682.72	5.00	128391.88
	Environmental Management	1	%	0.50	11368.27	0.50	12839.19
	Surveying and Design	1	%	5.00	113682.72	5.00	128391.88
	Supervision and Project management	1	%	9.00	204628.90	9.00	231105.38
	Site Establishment	1	%	2.50	56841.36	2.50	64195.94
	Contingency	1	%	15.00	341048.16	15.00	385175.63
Total	Excluding Delivery				2,273,654		2,567,838
	Including Delivery				3,211,537		3,627,070

Appendix A	
Description:	BRIDGE BR-01 - 176m
Civil Component Number:	BR-01

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Earthworks	Site Preparation	7923	m2	3.68	29,156.64	6.62	52,450.26
	Earthworks	13262	m3	50.07	664,028.34	54.62	724,370.44
On-Structure Works	Retaining Walls, abutments, footings	incl	No	369,439.34	0.00	415,928.97	0.00
	Bridge Deck	incl	m2	1,258.48	0.00	2,060.14	0.00
	Guard Rails/ Balustrade	incl	m	2,355.21	0.00	3,032.46	0.00
	Transition Slab	2	No	33,425.31	66,850.62	38,439.11	76,878.22
	Overall Super T Cost	2410	m2	4,425.57	10,665,623.70	5,226.40	12,595,624.00
Off Structure	Guard Rails/ Balustrade	300	m	187.10	56,130.00	224.54	67,362.00
	GREAT Terminal	4	No	8,767.42	35,069.68	13,875.66	55,502.64
	Off structure barrier	0	Item	1,565.45	0.00	2,311.95	0.00
Other	Anti Throw barrier	52	m	270.00	14,040.00	310.50	16,146.00
	Reinforced Earth embankment	1	Item	337,469.90	337,469.90	388,090.39	388,090.39
	Pier protection barrier	1	Item	60,000.00	60,000.00	69,000.00	69,000.00
	Occupations cost	1	Item	1,393,000.00	1,393,000.00	1,601,950.00	1,601,950.00
Delivery	Council Fees	1	%	3.25	432,944.49	3.25	508,539.65
	VicRoads Fees	1	%	1.00	133,213.69	1.00	156,473.74
	Traffic Management	1	%	5.00	666,068.44	5.00	782,368.70
	Environmental Management	1	%	0.50	66,606.84	0.50	78,236.87
	Surveying and Design	1	%	5.00	666,068.44	5.00	782,368.70
	Supervision and Project management	1	%	9.00	1,198,923.20	9.00	1,408,263.66
	Site Establishment	1	%	2.50	333,034.22	2.50	391,184.35
	Contingency	1	%	20.00	2,664,273.78	20.00	3,129,474.79
Total	Excluding Delivery				13,321,369		15,647,374
	Including Delivery				19,482,502		22,884,284

Appendix 5	
Description:	Culvert Option 3
Civil Component Number:	ICP Project ID: BR-02 Benchmark Item 27

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Sitework and Earthwork	Site preparation (Item)	1	Item	20000	20000	23000	23000
	Diversion works (item)	1	Item	15000	15000	17250	17250
	Waterway re-shaping	1	Item	3000	3000	3450	3450
	Stripping of topsoil (m2)	485	m2	5	2425	5.75	2788.75
	Excavation (m3)	2300	m3	35	80500	40.25	92575
	Formation of batters (m3)	320	m3	14	4480	16.1	5152
Drainage Structure	Box culvert units 1200 x 2100 (No.)	32	No.	3630	116160	4174.5	133584
	Link slab 1200 x 2100 (No.)	16	No.	2018	32288	2320.7	37131.2
	Foundation slab 1200 x 2100 (200 mm)	560	m2	200	112000	230	128800
	Granular Bedding 150 mm thick crushed	560	m2	18	10080	20.7	11592
	Apron Slab (m2)	40	m2	200	8000	230	9200
	Wing wall (m2)	32	m2	500	16000	575	18400
	Headwall above culverts (m2)	26	m2	500	13000	575	14950
On Structure	Structural Fill (m3)	640	m3	70	44800	80.5	51520
	Vehicle Barrier	52	lm	145	7540	166.75	8671
	Signs (Item)	1	Item	2500	2500	2875	2875
	Line marking (m2)	485	m2/pavement	2.4	1164	2.76	1338.6
Delivery	Council Fees	1	%	3.25	15890.4525	3.25	18274.02038
	VicRoads Fees	1	%	1	4889.37	1	5622.7755
	Traffic Management	1	%	5	24446.85	5	28113.8775
	Environmental Management	1	%	0.5	2444.685	0.5	2811.38775
	Surveying and Design	1	%	5	24446.85	5	28113.8775
	Supervision and Project management	1	%	9	44004.33	9	50604.9795
	Site Establishment	1	%	2.5	12223.425	2.5	14056.93875
	Contingency	1	%	15	73340.55	15	84341.6325
Total	Excluding Delivery				488,937		562,278
	Including Delivery				690,624		794,217

Appendix A	
Description:	Hayes Hill Blvd Culverts
Civil Component Number:	BR-03

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Sitework and Earthwork	Site Preparation	2250	m2	3.68	8280.00	4.23	9522.00
	Diversion works (item)	1	Item	10000.00	10000.00	11500.00	11500.00
	Waterway re-shaping	1	Item	5000.00	5000.00	5750.00	5750.00
	Stripping of topsoil (m2)	2250	m2	3.90	8775.00	4.49	10091.25
	Excavation (m3)	1015	m3	37.00	37555.00	42.55	43188.25
	Formation of batters (m3)	2000	m3	15.00	30000.00	17.25	34500.00
Drainage Structure	Main Channel Culverts						
	3000x1500 RCBC	51	lm	5000.00	\$ 255,000.00	5750.00	293250.00
	3000Clear Span Link Slab	34	lm	2500.00	\$ 85,000.00	2875.00	97750.00
	Nom. 3500 Wide Base Slab	51	lm	3000.00	\$ 153,000.00	3450.00	175950.00
	2400x900 RCBC	34	lm	4000.00	\$ 136,000.00	4600.00	156400.00
	2400 Clear Span Link Slab	34	lm	2000.00	\$ 68,000.00	2300.00	78200.00
	1800x900 Grated Pit with 500mm wide concrete apron	5	No.	7000.00	\$ 35,000.00	8050.00	40250.00
	1200x900 Grated Pit with 500mm wide concrete apron	2	No.	6000.00	\$ 12,000.00	6900.00	13800.00
	Terrestrial Culverts (C1)						
	2100x900 RCBC	51	lm	3500.00	\$ 178,500.00	4025.00	205275.00
	2100Clear Span Link Slab	34	lm	2000.00	\$ 68,000.00	2300.00	78200.00
	Nom. 2600 Wide Base Slab	51	lm	2500.00	\$ 127,500.00	2875.00	146625.00
	1200x900 Grated Pit with 500mm wide concrete apron	5	No.	6000.00	\$ 30,000.00	6900.00	34500.00
	Terrestrial Culverts (C2)						
	2100x900 RCBC	51	lm	3500.00	\$ 178,500.00	4025.00	205275.00
	2100Clear Span Link Slab	34	lm	2000.00	\$ 68,000.00	2300.00	78200.00
	Nom. 2600 Wide Base Slab	51	lm	2500.00	\$ 127,500.00	2875.00	146625.00
	1200x900 Grated Pit with 500mm wide concrete apron	5	No.	6000.00	\$ 30,000.00	6900.00	34500.00
	Headwalls						
	To suit Multi 3000x1500 & 2400x900 RCBC Outlet	2	No.	80000.00	\$ 160,000.00	92000.00	184000.00
	To suit Multi 2100x900 RCBC Outlet	4	No.	60000.00	\$ 240,000.00	69000.00	276000.00
	Concrete Check Weir						
	300mm thick, min 1m deep concrete Check Weir, Inc Rock work	20	lm	750.00	\$ 15,000.00	862.50	17250.00
On Structure	Vehicle Barrier	200	lm	247.50	49500.00	284.63	56925.00
Delivery	Council Fees	1	%	3.25	68773.58	3.25	79089.61
	Authority Fees	1	%	1.00	21161.10	1.00	24335.27
	Traffic Management	1	%	5.00	105805.50	5.00	121676.33
	Environmental Management	1	%	0.50	10580.55	0.50	12167.63
	Surveying and Design	1	%	5.00	105805.50	5.00	121676.33
	Supervision and Project management	1	%	9.00	190449.90	9.00	219017.39
	Site Establishment	1	%	2.50	52902.75	2.50	60838.16
	Contingency	1	%	15.00	317416.50	15.00	365028.98
Total	Excluding Delivery				2,116,110		2,433,527
	Including Delivery				2,989,005		3,437,356

Appendix A	
Description:	Cameron St Culverts
Civil Component Number:	BR-04

Group	Sub Item	Qty	Unit	Rate (P50)	Amount (P50)	Rate (P90)	Amount (P90)
Sitework and Earthwork	Site Preparation	2250	m2	3.68	8280.00	4.23	9522.00
	Diversion works (item)	1	Item	10000.00	10000.00	11500.00	11500.00
	Waterway re-shaping	1	Item	5000.00	5000.00	5750.00	5750.00
	Stripping of topsoil (m2)	2250	m2	3.90	8775.00	4.49	10091.25
	Excavation (m3)	1015	m3	37.00	37555.00	42.55	43188.25
	Formation of batters (m3)	2000	m3	15.00	30000.00	17.25	34500.00
Drainage Structure	Main Channel Culverts						
	3000x1500 RCBC	45	lm	5000.00	\$ 225,000.00	5750.00	258750.00
	3000Clear Span Link Slab	30	lm	2500.00	\$ 75,000.00	2875.00	86250.00
	Nom. 3500 Wide Base Slab	45	lm	3000.00	\$ 135,000.00	3450.00	155250.00
	2400x900 RCBC	30	lm	4000.00	\$ 120,000.00	4600.00	138000.00
	2400 Clear Span Link Slab	30	lm	2000.00	\$ 60,000.00	2300.00	69000.00
	1800x900 Grated Pit with 500mm wide concrete apron	10	No.	7000.00	\$ 70,000.00	8050.00	80500.00
	1200x900 Grated Pit with 500mm wide concrete apron	4	No.	6000.00	\$ 24,000.00	6900.00	27600.00
	Terrestrial Culverts (C1)						
	2100x900 RCBC	45	lm	3500.00	\$ 157,500.00	4025.00	181125.00
	2100Clear Span Link Slab	30	lm	2000.00	\$ 60,000.00	2300.00	69000.00
	Nom. 2600 Wide Base Slab	45	lm	2500.00	\$ 112,500.00	2875.00	129375.00
	1200x900 Grated Pit with 500mm wide concrete apron	10	No.	6000.00	\$ 60,000.00	6900.00	69000.00
	Terrestrial Culverts (C2)						
	2100x900 RCBC	45	lm	3500.00	\$ 157,500.00	4025.00	181125.00
	2100Clear Span Link Slab	30	lm	2000.00	\$ 60,000.00	2300.00	69000.00
	Nom. 2600 Wide Base Slab	45	lm	2500.00	\$ 112,500.00	2875.00	129375.00
	1200x900 Grated Pit with 500mm wide concrete apron	10	No.	6000.00	\$ 60,000.00	6900.00	69000.00
	Headwalls						
	To suit Multi 3000x1500 & 2400x900 RCBC Outlet	2	No.	80000.00	\$ 160,000.00	92000.00	184000.00
	To suit Multi 2100x900 RCBC Outlet	4	No.	60000.00	\$ 240,000.00	69000.00	276000.00
	Concrete Check Weir						
	300mm thick, min 1m deep concrete Check Weir	20	lm	750.00	\$ 15,000.00	862.50	17250.00
On Structure	Vehicle Barrier	200	lm	247.50	49500.00	284.63	56925.00
Delivery	Council Fees	1	%	3.25	66726.08	3.25	76734.99
	Authority Fees	1	%	1.00	20531.10	1.00	23610.77
	Traffic Management	1	%	5.00	102655.50	5.00	118053.83
	Environmental Management	1	%	0.50	10265.55	0.50	11805.38
	Surveying and Design	1	%	5.00	102655.50	5.00	118053.83
	Supervision and Project management	1	%	9.00	184779.90	9.00	212496.89
	Site Establishment	1	%	2.50	51327.75	2.50	59026.91
	Contingency	1	%	15.00	307966.50	15.00	354161.48
Total	Excluding Delivery				2,053,110		2,361,077
	Including Delivery				2,900,018		3,335,021

Appendix A	
Description:	BRIDGE BR-05 - 50m
Civil Component Number:	BR-05

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Earthworks	Site Preparation	2500	m2	3.68	9,200.00	6.62	16,550.00
	Earthworks	12313	m3	50.07	616,511.91	54.62	672,536.06
On-Structure Works	Retaining Walls, abutments, footings	incl	No	369,439.34	0.00	415,928.97	0.00
	Bridge Deck	incl	m2	1,258.48	0.00	2,060.14	0.00
	Guard Rails/ Balustrade	incl	m	2,355.21	0.00	3,032.46	0.00
	Transition Slab	2	No	33,425.31	66,850.62	38,439.11	76,878.22
	Overall Super T Cost	850	m2	4,425.57	3,761,734.50	5,226.40	4,442,440.00
Off Structure	Guard Rails/ Balustrade	120	m	187.10	22,452.00	224.54	26,944.80
	GREAT Terminal	4	No	8,767.42	35,069.68	13,875.66	55,502.64
	Off structure barrier	0	Item	1,565.45	0.00	2,311.95	0.00
Other							
Delivery	Council Fees	1	%	3.25	146,634.11	3.25	171,952.68
	VicRoads Fees	1	%	1.00	45,118.19	1.00	52,908.52
	Traffic Management	1	%	5.00	225,590.94	5.00	264,542.59
	Environmental Management	1	%	0.50	22,559.09	0.50	26,454.26
	Surveying and Design	1	%	5.00	225,590.94	5.00	264,542.59
	Supervision and Project management	1	%	9.00	406,063.68	9.00	476,176.65
	Site Establishment	1	%	2.50	112,795.47	2.50	132,271.29
	Contingency	1	%	20.00	902,363.74	20.00	1,058,170.34
Total	Excluding Delivery				4,511,819		5,290,852
	Including Delivery				6,598,535		7,737,871

Appendix C	
Description:	Community Facilities - Level 1
Civil Component Number:	Item 37

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Building	Kindergarten	750	m2	2544.60	1908450.00	2623.87	1967902.50
	Small commercial Kitchen	15	m2	2854.70	42820.50	3109.11	46636.65
	Maternal And Child Health Consulting	100	m2	2464.03	246403.00	2567.64	256764.00
	Multipurpose community Spaces	200	m2	2301.97	460394.00	2440.90	488180.00
	Storage External	0	m2	1830.21	0.00	2040.01	0.00
	Extra 33-place Kindergarten Room/ multipurposes meeting space	150	m2	2301.97	345295.50	2440.90	366135.00
	Disabled toilet/ Parent's Change room	0	m2	3039.66	0.00	3461.73	0.00
	Toilets/ Change Rooms	0	m2	2852.57	0.00	3108.74	0.00
	Administration	0	m2	2245.34	0.00	2290.02	0.00
	Cleaners	0	m2	2148.82	0.00	2324.84	0.00
Canopy & Veranda	Canopy & Veranda	0	m2	1105.52	0.00	1298.89	0.00
Car Park	Pavement	1910	m2	97.15	185556.50	105.90	202269.00
	Kerb and Channel	220	m	54.81	12058.20	62.05	13651.00
	Drainage Pipes	159	m	179.85	28596.15	201.37	32017.83
	Drainage Pits	7	Item	2565.39	17957.73	2851.46	19960.22
	Linemarking/Signage	1910	Item	3.11	5940.10	4.27	8155.70
	Car Park Lighting	2047	m2 of carpark	15.08	30868.76	18.35	37562.45
	Other	0		0.00	0.00	0.00	0.00
Outdoor Play	Kindergarten outdoor playspaces	700	m2	530.00	371000.00	609.50	426650.00
	Playground	800	m3	794.33	635464.00	1131.30	905040.00
Site Works	Site Preperation	6797	m2	3.68	25012.96	5.20	35344.40
	Paths	210	m2	67.64	14204.40	81.25	17062.50
	Landscaping	500	m2	26.18	13090.00	29.81	14905.00
	Lighting	0	Item	0.00	0.00	0.00	0.00
	Boundary Fencing	125	m	88.98	11122.50	115.53	14441.25
	Gates	1	Item	614.85	614.85	707.08	707.08
	Other			0.00	0.00	0.00	0.00
Services	Stormwater	1	%	3.30	143710.02	3.30	160161.69
	Sewer	1	%	2.03	88403.44	2.03	98523.71
	Water	1	%	1.98	86226.01	1.98	96097.01
	Gas	1	%	0.88	38322.67	0.88	42709.78
	Fire Protection	1	%	0.66	28742.00	0.66	32032.34
	Light & Power	1	%	2.38	103645.41	2.38	115510.55
	Communication	1	%	0.50	21774.25	0.50	24266.92
Miscellaneous	Sub-standard site conditions	0	% of area	0.00	0.00	0.00	0.00
Delivery	Council Fees	1	%	3.25	158134.37	3.25	176237.31
	Authority Fees	1	%	1.00	48656.73	1.00	54226.87
	Traffic Management	1	%	2.00	97313.46	2.00	108453.73
	Environmental Management	1	%	0.50	24328.36	0.50	27113.43
	Survey/ Design Fees	1	%	5.00	243283.65	5.00	271134.33
	Supervision and Project Management	1	%	9.00	437910.57	9.00	488041.79
	Site Establishment	1	%	2.50	121641.82	2.50	135567.16
	Environmentally Sustainable Design	1	%	2.00	97313.46	2.00	108453.73
	Contingency	1	%	15.00	729850.94	15.00	813402.99
Total	Excluding Delivery				4,865,673		5,422,687
	Including Delivery				6,824,106		7,605,318

Appendix C	
Description:	Community Facilities - Level 2
Civil Component Number:	Item 38

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Building	Kindergarten	750	m2	2544.60	1908450.00	2623.87	1967902.50
	Small commercial Kitchen	30	m2	2854.70	85641.00	3109.11	93273.30
	Maternal And Child Health Consulting	100	m2	2464.03	246403.00	2567.64	256764.00
	Multipurpose community Spaces	500	m2	2301.97	1150985.00	2440.90	1220450.00
	Storage External	0	m2	1830.21	0.00	2040.01	0.00
	Extra 33-place Kindergarten Room/	150	m2	2301.97	345295.50	2440.90	366135.00
	Disabled toilet/ Parent's Change room	0	m2	3039.66	0.00	3461.73	0.00
	Toilets/ Change Rooms	0	m2	2852.57	0.00	3108.74	0.00
	Administration	0	m2	2245.34	0.00	2290.02	0.00
	Cleaners	0	m2	2148.82	0.00	2324.84	0.00
Canopy & Veranda	Canopy & Veranda	0	m2	1105.52	0.00	1298.89	0.00
Car Park	Pavement	2253	m2	97.15	218878.95	105.90	238592.70
	Kerb and Channel	398	m	54.81	21814.38	62.05	24695.90
	Drainage Pipes	195	m	179.85	35070.75	201.37	39267.15
	Drainage Pits	7	Item	2565.39	17957.73	2851.46	19960.22
	Linemarking/Signage	2253	Item	3.11	7006.83	4.27	9620.31
	Car Park Lighting	2380	m2	15.08	35890.40	18.35	43673.00
	Other	0		0.00	0.00	0.00	0.00
Outdoor Play	Kindergarten outdoor playspaces	700	m2	530.00	371000.00	609.50	426650.00
	Playground	800	m3	794.33	635464.00	1131.30	905040.00
Site Works	Site Preparation	7313	m2	3.68	26911.84	5.20	38027.60
	Paths	202	m2	67.64	13663.28	81.25	16412.50
	Landscaping	500	m2	26.18	13090.00	29.81	14905.00
	Lighting	0	Item	0.00	0.00	0.00	0.00
	Boundary Fencing	130	m	88.98	11567.40	115.53	15018.90
	Gates	1	Item	614.85	614.85	707.08	707.08
	Other	0		0.00	0.00	0.00	0.00
Services	Stormwater	1	%	3.30	169808.26	3.30	188004.14
	Sewer	1	%	2.03	104457.81	2.03	115651.03
	Water	1	%	1.98	101884.96	1.98	112802.48
	Gas	1	%	0.88	45282.20	0.88	50134.44
	Fire Protection	1	%	0.66	33961.65	0.66	37600.83
	Light & Power	1	%	2.38	122467.78	2.38	135590.86
	Communication	1	%	0.50	25728.52	0.50	28485.48
Miscellaneous	Sub-standard site conditions	0	% of area	0.00	0.00	0.00	0.00
Delivery	Council Fees	1	%	3.25	186852.12	3.25	206874.34
	Authority Fees	1	%	1.00	57492.96	1.00	63653.64
	Traffic Management	1	%	2.00	114985.92	2.00	127307.29
	Environmental Management	1	%	0.50	28746.48	0.50	31826.82
	Survey/ Design Fees	1	%	5.00	287464.80	5.00	318268.22
	Supervision and Project Management	1	%	9.00	517436.65	9.00	572882.80
	Site Establishment	1	%	2.50	143732.40	2.50	159134.11
	Environmentally Sustainable Design	1	%	2.00	114985.92	2.00	127307.29
	Contingency	1	%	15.00	862394.41	15.00	954804.66
Total	Excluding Delivery				5,749,296		6,365,364
	Including Delivery				8,063,388		8,927,424

Appendix C	
Description:	Community Facilities - Level 3
Civil Component Number:	Item 39

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Building	Library	1500	m2	2301.97	3452955.00	2440.90	3661350.00
	Small commercial Kitchen	45	m2	2854.70	128461.50	3109.11	139909.95
	Consulting Suite	200	m2	2464.03	492806.00	2567.64	513528.00
	Multipurpose community Spaces	450	m2	2301.97	1035886.50	2440.90	1098405.00
	Storage External	0	m2	1830.21	0.00	2040.01	0.00
	Specialist Community Space	250	m2	2301.97	575492.50	2440.90	610225.00
	Disabled toilet/ Parent's Change room	0	m2	3039.66	0.00	3461.73	0.00
	Toilets/ Change Rooms	0	m2	2852.57	0.00	3108.74	0.00
	Administration	0	m2	2245.34	0.00	2290.02	0.00
	Cleaners	0	m2	2148.82	0.00	2324.84	0.00
Canopy & Veranda	Canopy & Veranda	0	m2	1105.52	0.00	1298.89	0.00
Car Park	Pavement	3327	m2	97.15	323218.05	105.90	352329.30
	Kerb and Channel	473	m	54.81	25925.13	62.05	29349.65
	Drainage Pipes	282	m	179.85	50717.70	201.37	56786.34
	Drainage Pits	10	Item	2565.39	25653.90	2851.46	28514.60
	Linemarking/Signage	3327	Item	3.11	10346.97	4.27	14206.29
	Car Park Lighting	3456	m2	15.08	52116.48	18.35	63417.60
	Other	0		0.00	0.00	0.00	0.00
Outdoor Play	Kindergarten outdoor playspaces	0	m2	530.00	0.00	609.50	0.00
	Playground	800	m3	794.33	635464.00	1131.30	905040.00
Site Works	Site Preperation	8777	m2	3.68	32299.36	5.20	45640.40
	Paths	180	m2	67.64	12175.20	81.25	14625.00
	Landscaping	500	m2	26.18	13090.00	29.81	14905.00
	Lighting	0	Item	0.00	0.00	0.00	0.00
	Boundary Fencing	0	m	88.98	0.00	115.53	0.00
	Gates	1	Item	614.85	614.85	707.08	707.08
	Other	0		0.00	0.00	0.00	0.00
Services	Stormwater	1	%	3.30	226618.36	3.30	249114.99
	Sewer	1	%	2.03	139404.63	2.03	153243.47
	Water	1	%	1.98	135971.02	1.98	149469.00
	Gas	1	%	0.88	60431.56	0.88	66430.67
	Fire Protection	1	%	0.66	45323.67	0.66	49823.00
	Light & Power	1	%	2.38	163439.91	2.38	179664.75
	Communication	1	%	0.50	34336.12	0.50	37744.70
Miscellaneous	Sub-standard site conditions	0	% of area	0.00	0.00	0.00	0.00
Delivery	Council Fees	1	%	3.25	249364.32	3.25	274118.97
	Authority Fees	1	%	1.00	76727.48	1.00	84344.30
	Traffic Management	1	%	2.00	153454.97	2.00	168688.60
	Environmental Management	1	%	0.50	38363.74	0.50	42172.15
	Survey/ Design Fees	1	%	5.00	383637.42	5.00	421721.49
	Supervision and Project Management	1	%	9.00	690547.36	9.00	759098.68
	Site Establishment	1	%	2.50	191818.71	2.50	210860.74
	Environmentally Sustainable Design	1	%	2.00	153454.97	2.00	168688.60
	Contingency	1	%	15.00	1150912.26	15.00	1265164.47
Total	Excluding Delivery				7,672,748		8,434,430
	Including Delivery				10,761,030		11,829,288

Appendix C	
Description:	Sporting Pavillions - 1
Civil Component Number:	Item 40

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Building	Site Preparation	721	m2	3.68	2,653.28	5.18	3,734.78
	Change Rooms With Toilets and Showers X 6	120	m2	2,408.05	288,966.00	2,445.18	293,421.60
	Umpire Change Rooms with Toilets	40	m2	2,519.24	100,769.60	2,594.83	103,793.20
	Storage Rooms	80	m2	2,414.15	193,132.00	2,406.11	192,488.80
	Multipurpose Room/ Social Room	100	m2	2,365.43	236,543.00	2,330.09	233,009.00
	Office/ First Aid Room	20	m2	2,351.62	47,032.40	2,360.28	47,205.60
	Canteen and Kitchen	20	m2	2,514.88	50,297.60	2,524.88	50,497.60
	Public Toilet	40	m2	1,238.63	49,545.20	1,585.83	63,433.20
Canopy & Veranda	Canopy & Veranda	80	m2	761.83	60,946.40	862.50	69,000.00
Site Works	Concrete Paths	0	m2	0.00	0.00	0.00	0.00
	Lighting	0	m2	0.00	0.00	0.00	0.00
	Gates/entrances	0	m2	0.00	0.00	0.00	0.00
	Other-Miscellaneous	0	M2	0.00	0.00	0.00	0.00
Services	Stormwater	1	%	3.30	33,986.22	3.30	34,867.26
	Sewer	1	%	2.03	20,906.68	2.03	21,448.65
	Water	1	%	1.98	20,391.73	1.98	20,920.36
	Gas	1	%	0.88	9,062.99	0.88	9,297.94
	Fire Protection	1	%	0.66	6,797.24	0.66	6,973.45
	Light & Power	1	%	2.38	24,511.27	2.38	25,146.69
	Communication	1	%	0.50	5,149.43	0.50	5,282.92
Miscellaneous	Sub-standard site conditions	0	% of area	0.00	0.00	0.00	0.00
Delivery	Council Fees	1	%	3.25	37,397.46	3.25	38,366.93
	Authority Fees	1	%	1.00	11,506.91	1.00	11,805.21
	Traffic Management	1	%	2.00	23,013.82	2.00	23,610.42
	Environmental Management	1	%	0.50	5,753.46	0.50	5,902.61
	Survey/Design	1	%	5.00	57,534.55	5.00	59,026.05
	Supervision & Project Management	1	%	9.00	103,562.19	9.00	106,246.90
	Site Establishment	1	%	2.50	28,767.28	2.50	29,513.03
	Enviornmentally Sustainable Design	1	%	2.00	23,013.82	2.00	23,610.42
	Contingency	1	%	15.00	172,603.66	15.00	177,078.16
Total	Excluding Delivery				1,150,691		1,180,521
	Including Delivery				1,613,844		1,655,681

Appendix C	
Description:	Item 43 - Sporting & Recreation Facilities (8-10 Ha)
Civil Component Number:	Item 43

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Playing Fields	Football Field	2	No	805074.24	1610148.48	860162.38	1720324.76
	Cricket Pitch	2	No	24049.94	48099.88	28173.45	56346.90
	Cricket Nets	1	No	49791.30	49791.30	57497.73	57497.73
	Soccer Field	0	No	526667.50	0.00	597198.85	0.00
	Netball Court	2	No	83143.13	166286.26	98076.30	196152.60
	Tennis Court	2	No	65422.94	130845.88	72602.00	145204.00
Lighting	Lighting Netball Court	2	No	22802.95	45605.90	24396.01	48792.02
	Lighting Tennis	2	No	21415.84	42831.68	24493.23	48986.46
	Lighting Soccer	0	No	73003.05	0.00	97409.90	0.00
	Lighting Football	2	No	163494.28	326988.56	201714.52	403429.04
Landscaping	Landscaping Construction	38000	m2	20.28	770640.00	26.19	995220.00
	Landscaping Establishment (12wk)	38000	m2	1.12	42560.00	1.29	49020.00
	Landscape maintenance-1 year/2 summers	38000	m2	2.90	110200.00	2.94	111720.00
Car Parking	Pavement	5465	m2	94.73	517699.45	109.24	596996.60
	Kerb and Channel	510	m	55.04	28070.40	60.11	30656.10
	Drainage Pipes	560	m	177.49	99394.40	192.51	107805.60
	Drainage Pits	28	No	2611.95	73134.60	2802.77	78477.56
	Car Park Lighting	4190	m2	15.13	63394.70	17.31	72528.90
	Linemarking/ Signage	5465	m2/pavement	3.26	17815.90	4.07	22242.55
Site Works	Site Preparation	100000	m2	3.68	368000.00	4.71	471000.00
	Footpaths and paved areas	875	m2	63.65	55693.75	71.96	62965.00
Services	Stormwater Drainage	1	Item	251068.39	251068.39	285507.93	285507.93
	Sewer	1	Item	52065.67	52065.67	62444.50	62444.50
	Water	1	Item	75629.58	75629.58	88426.00	88426.00
	Gas	1	Item	16727.49	16727.49	20125.23	20125.23
	Light & power	1	Item	231657.53	231657.53	286561.25	286561.25
	Communications	1	Item	46504.09	46504.09	65834.30	65834.30
	Fire	1	Item	25236.69	25236.69	27694.32	27694.32
Miscellaneous	Gates	2	Item	689.27	1378.54	740.17	1480.34
	Interchange shelter	10	Item	8443.47	84434.70	9944.59	99445.90
	Fencing	1300	m	91.87	119431.00	106.27	138151.00
	Signage	20	No	0.00	0.00	0.00	0.00
Irrigation	Irrigation Soccer	0	m	40441.04	0.00	43757.35	0.00
	Irrigation Football	2	Item	72462.96	144925.92	82052.35	164104.70
Other	Access Road	1980	m2	217.50	430650.00	225.71	446905.80
	Playground	1	m2	415857.14	415857.14	464304.86	464304.86
	Tree Planting	40	No	200.00	8000.00	230.00	9200.00
Delivery	Council Fees	1	%	3.25	210299.96	3.25	241655.44
	Authority Fees	1	%	0.00	0.00	0.00	0.00
	Traffic Management	1	%	2.00	129415.36	2.00	148711.04
	Environmental Management	1	%	0.50	32353.84	0.50	37177.76
	Survey/Design	1	%	5.00	323538.39	5.00	371777.60
	Supervision & Project Management	1	%	9.00	582369.11	9.00	669199.68
	Site Establishment	1	%	2.50	161769.20	2.50	185888.80
	Environmentally sustainable design	1	%	2.00	101418.39	2.00	148711.04
	Contingency	1	%	15.00	970615.18	15.00	1115332.79
Total	Excluding Delivery				6,470,768		7,435,552
	Including Delivery				9,010,544		10,354,006

Appendix A	
Description:	SR-03 - Sporting and Recreational Facilities
Civil Component Number:	SR-03

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Playing Fields	Football Field	0	No	805074.24	0.00	860162.38	0.00
	Cricket Pitch	0	No	24049.94	0.00	28173.45	0.00
	Cricket Nets	0	No	49791.30	0.00	57497.73	0.00
	Soccer Field	3	No	526667.50	1580002.50	597198.85	1791596.55
	Netball Court	0	No	83143.13	0.00	98076.30	0.00
	Tennis Court	0	No	65422.94	0.00	72602.00	0.00
Lighting	Lighting Netball Court	0	No	22802.95	0.00	24396.01	0.00
	Lighting Tennis	0	No	21415.84	0.00	24493.23	0.00
	Lighting Soccer	3	No	73003.05	219009.15	97409.90	292229.70
	Lighting Football	0	No	163494.28	0.00	201714.52	0.00
Landscaping	Landscaping Construction	28000	m2	20.28	567840.00	26.19	733320.00
	Landscaping Establishment (12wk)	28000	m2	1.12	31360.00	1.29	36120.00
	Landscaping maintenance-1 year/2 summers	28000	m2	2.90	81200.00	2.94	82320.00
Car Parking	Pavement	2740	m2	94.73	259560.20	109.24	299317.60
	Kerb and Channel	440	m	55.04	24217.60	60.11	26448.40
	Drainage Pipes	500	m	177.49	88745.00	192.51	96255.00
	Drainage Pits	22	No	2611.95	57462.90	2802.77	61660.94
	Car Park Lighting	2572	m2	15.13	38914.36	17.31	44521.32
	Linemarking/ Signage	2740	m2/pavement	3.26	8932.40	4.07	11151.80
Site Works	Site Preparation	60000	m2	3.68	220800.00	4.71	282600.00
	Footpaths and paved areas	750	m2	63.65	47737.50	71.96	53970.00
Services	Stormwater Drainage	1	Item	251068.39	251068.39	285507.93	285507.93
	Sewer	1	Item	52065.67	52065.67	62444.50	62444.50
	Water	1	Item	75629.58	75629.58	88426.00	88426.00
	Gas	1	Item	16727.49	16727.49	20125.23	20125.23
	Light & power	1	Item	231657.53	231657.53	286561.25	286561.25
	Communications	1	Item	46504.09	46504.09	65834.30	65834.30
Miscellaneous	Fire	1	Item	25236.69	25236.69	27694.32	27694.32
	Gates	1	Item	689.27	689.27	740.17	740.17
	Interchange shelter	10	Item	8443.47	84434.70	9944.59	99445.90
	Fencing	1000	m	91.87	91870.00	106.27	106270.00
	Signage	10	No	0.00	0.00	0.00	0.00
Irrigation	Irrigation Soccer	3	Item	40441.04	121323.12	43757.35	131272.05
	Irrigation Football	0	Item	72462.96	0.00	82052.35	0.00
Other	Access Road	1350	m2	217.50	293625.00	225.71	304708.50
	Playground	1	No	415857.14	415857.14	464304.86	464304.86
	Tree Planting	30	No	200.00	6000.00	230.00	6900.00
Delivery	Council Fees	1	%	3.25	160500.28	3.25	187256.76
	Authority Fees	1	%	0.00	0.00	0.00	0.00
	Traffic Management	1	%	2.00	98769.41	2.00	115234.93
	Environmental Management	1	%	0.50	24692.35	0.50	28808.73
	Survey/Design	1	%	5.00	246923.51	5.00	288087.32
	Supervision & Project Management	1	%	9.00	444462.33	9.00	518557.17
	Site Establishment	1	%	2.50	123461.76	2.50	144043.66
	Environmentally sustainable design	1	%	2.00	98769.41	2.00	115234.93
	Contingency	1	%	15.00	740770.54	15.00	864261.95
Total	Excluding Delivery				4,938,470		5,761,746
	Including Delivery				6,876,820		8,023,232

NOTE:
Benchmark Item 42 adopted as base. Items tweaked to accommodate PSP potential items.
Items not part of the ICP (however are potential components in the PSP);
1)Community Garden

Appendix A	
Description:	SR-05 - Sporting and Recreational Facilities
Civil Component Number:	SR-05

Group	Sub Item	Qty	Unit	Rate (P50)	Amount P(50)	Rate (P90)	Amount P(90)
Playing Fields	Football Field	0	No	805074.24	0.00	860162.38	0.00
	Cricket Pitch	0	No	24049.94	0.00	28173.45	0.00
	Cricket Nets	0	No	49791.30	0.00	57497.73	0.00
	Lawn Balls	2	No	102300.00	204600.00	117645.00	235290.00
	Netball Court	8	No	83143.13	665145.04	98076.30	784610.40
	Tennis Court	6	No	65422.94	392537.64	72602.00	435612.00
Lighting	Lighting Netball Court	8	No	22802.95	182423.60	24396.01	195168.08
	Lighting Tennis	6	No	21415.84	128495.04	24493.23	146959.38
	Lighting Soccer	0	No	73003.05	0.00	97409.90	0.00
	Lighting Football	0	No	163494.28	0.00	201714.52	0.00
Landscaping	Landscaping Construction	38000	m2	20.28	770640.00	26.19	995220.00
	Landscaping Establishment (12wk)	38000	m2	1.12	42560.00	1.29	49020.00
	Landscape maintenance-1 year/2 summers	38000	m2	2.90	110200.00	2.94	111720.00
Car Parking	Pavement	5465	m2	94.73	517699.45	109.24	596996.60
	Kerb and Channel	510	m	55.04	28070.40	60.11	30656.10
	Drainage Pipes	560	m	177.49	99394.40	192.51	107805.60
	Drainage Pits	28	No	2611.95	73134.60	2802.77	78477.56
	Car Park Lighting	4190	m2	15.13	63394.70	17.31	72528.90
	Linemarking/ Signage	5465	m2/pavement	3.26	17815.90	4.07	22242.55
Site Works	Site Preparation	100000	m2	3.68	368000.00	4.71	471000.00
	Footpaths and paved areas	875	m2	63.65	55693.75	71.96	62965.00
Services	Stormwater Drainage	1	Item	251068.39	251068.39	285507.93	285507.93
	Sewer	1	Item	52065.67	52065.67	62444.50	62444.50
	Water	1	Item	75629.58	75629.58	88426.00	88426.00
	Gas	1	Item	16727.49	16727.49	20125.23	20125.23
	Light & power	1	Item	231657.53	231657.53	286561.25	286561.25
	Communications	1	Item	46504.09	46504.09	65834.30	65834.30
	Fire	1	Item	25236.69	25236.69	27694.32	27694.32
Miscellaneous	Gates	2	Item	689.27	1378.54	740.17	1480.34
	Interchange shelter	10	Item	8443.47	84434.70	9944.59	99445.90
	Fencing	1300	m	91.87	119431.00	106.27	138151.00
	Signage	20	No	0.00	0.00	0.00	0.00
Irrigation	Irrigation Soccer	0	m	40441.04	0.00	43757.35	0.00
	Irrigation Football	0	Item	72462.96	0.00	82052.35	0.00
Other	Access Road	1980	m2	217.50	430650.00	225.71	446905.80
	Playground	1	m2	415857.14	415857.14	464304.86	464304.86
	Tree Planting	40	No	200.00	8000.00	230.00	9200.00
Delivery	Council Fees	1	%	3.25	178049.47	3.25	207751.49
	Authority Fees	1	%	0.00	0.00	0.00	0.00
	Traffic Management	1	%	2.00	109568.91	2.00	127847.07
	Environmental Management	1	%	0.50	27392.23	0.50	31961.77
	Survey/Design	1	%	5.00	273922.27	5.00	319617.68
	Supervision & Project Management	1	%	9.00	493060.08	9.00	575311.82
	Site Establishment	1	%	2.50	136961.13	2.50	159808.84
	Environmentally sustainable design	1	%	2.00	109568.91	2.00	127847.07
	Contingency	1	%	15.00	821766.80	15.00	958853.04
Total	Excluding Delivery				5,478,445		6,392,354
	Including Delivery				7,628,735		8,901,352

NOTE:

Benchmark Item 43 adopted as base. Items tweaked to accommodate PSP potential items.

Items not part of the ICP (however are potential components in the PSP);

- 1)Skate Park
- 2)Community Garden
- 3) Indoor stadium



Donnybrook-Woodstock Infrastructure Contributions Plan

VPA Recommended Changes to the Panel April 2019