

27/05/2019  
C239wsea**SCHEDULE 8 TO CLAUSE 45.06 DEVELOPMENT CONTRIBUTIONS PLAN OVERLAY**Shown on the planning scheme map as **DCPO8**.**MERENDA PRECINCT 4 DEVELOPMENT CONTRIBUTIONS PLAN****1.0**19/01/2006  
VC37**Area covered by this development contributions plan**

The area covered by this Development Contributions Plan (DCP) is the land within Precinct 4 of the Mernda Strategy Plan (MSP) area. This is the area shown as DCPO8 in the Whittlesea Planning Scheme maps.

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

<b>Facility</b>	<b>Total cost \$</b>	<b>Time of provision</b>	<b>Actual cost contribution attributable to development \$</b>	<b>Proportion of cost attributable to development %</b>
<i>Arterial Roads &amp; Intersections</i>	\$23,698,162.00	Refer to Table 1 in MSPDCP incorporated document.	\$4,453,818.00	18.8%
<i>Public Transport</i>	\$1,337,600.00	Refer to Table 1 in MSPDCP incorporated document.	\$239,835.00	17.9%
<i>Unencumbered Open Space</i>	\$84,160,000.00	Refer to Table 1 in MSPDCP incorporated document.	\$21,822,140.00	25.9%
<i>Community &amp; Indoor Recreation</i>	\$15,658,783.00	Refer to Table 1 in MSPDCP incorporated document.	\$3,257,945.00	20.8%
<i>Outdoor Active Recreation</i>	\$5,120,833.00	Refer to Table 1 in MSPDCP incorporated document.	\$1,487,629.00	29.0%
<i>Community Development</i>	\$37,612.00	Refer to Table 1 in MSPDCP incorporated document.	\$8,916.00	23.7%
<i>Off-road Pedestrian &amp; Cycle Trails</i>	\$1,351,500.00	Refer to Table 1 in MSPDCP incorporated document.	\$257,474.00	19.0%
<b>TOTAL</b>	<b>\$121,465,681.00</b>		<b>\$31,527,757.00</b>	<b>25.9%</b>

WHITTLESEA PLANNING SCHEME

3.0

27/05/2019  
C239wsea

Summary of contributions

FACILITY	LEVIES PAYABLE BY THE DEVELOPMENT					
	Development Infrastructure		Community infrastructure		All infrastructure	
	Residential	Non-residential	Residential	Non-residential	Residential	Non-residential
<i>Arterial Roads &amp; Intersections</i>	\$14,288.80	\$14,288.80	\$-	\$-	\$14,288.80	\$14,288.80
<i>Public Transport</i>	\$769.44	\$769.44	\$-	\$-	\$769.44	\$769.44
<i>Unencumbered Open Space</i>	\$70,010.07	\$-	\$-	\$-	\$70,010.07	\$-
<i>Community &amp; Indoor Recreation</i>	\$10,452.18	\$-	\$1,119.56	\$-	\$11,571.74	\$-
<i>Outdoor Active Recreation</i>	\$4,772.63	\$-	\$-	\$-	\$4,772.63	\$-
<i>Community Development</i>	\$28.60	\$-	\$28.60	\$-	\$28.60	\$-
<i>Off-road Pedestrian &amp; Cycle Trails</i>	\$826.03	\$-	\$-	\$-	\$826.03	\$-
<b>TOTAL</b>	<b>\$101,147.75</b>	<b>\$15,058.24</b>	<b>\$1,148.16</b>	<b>\$-</b>	<b>\$102,267.31</b>	<b>\$15,058.24</b>
	<b>Per Developable hectare</b>	<b>Per Developable hectare</b>	<b>Per Developable hectare</b>	<b>Per Developable hectare</b>	<b>Per Developable hectare</b>	<b>Per Developable hectare</b>

**4.0**

19/01/2006  
VC37

**Land or development excluded from development contributions plan**

- Land required by Melbourne Water for drainage purposes
- Transmission line easements
- Rail reservations
- Pipe track reservations

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