SCHEDULE 1 TO CLAUSE 45.11 INFRASTRUCTURE CONTRIBUTIONS OVERLAY

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Proposed C195

Shown on the planning scheme map as ICO1.

PLUMPTON & KOROROIT INFRASTRUCTURE CONTRIBUTIONS PLAN, APRIL 2018

1.0 Permit requirement

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Proposed C195

None specified.

2.0 Monetary component – Standard levy

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Proposed C195

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| --- | --- | --- |
| Class of development | Infrastructure category | Levy rate payable |
| Residential development | Community and recreation construction | $86,800 per NDHa |
| Transport construction | $108,700 per NDHa |
| Total standard levy rate payable | **$195,500 per NDHa** |
| Commercial and industrial development | Community and recreation construction | None specified |
| Transport construction | $108,700 per NDHa |
| Total standard levy rate payable | **$108,700 per NDHa** |

3.0 Monetary component – Supplementary levy

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Proposed C195

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| --- | --- | --- | --- |
| Class of development | Infrastructure category | | Levy rate payable |
| Residential development | Community and recreation construction | None specified | |
| Transport construction | $31,256 per NDHa | |
| Total standard levy rate payable | **$31,256 per NDHa** | |
| Commercial and industrial development | Community and recreation construction | None specified | |
| Transport construction | $31,256 per NDHa | |
| Total standard levy rate payable | **$31,256 per NDHa** | |

4.0 ICP land contribution percentage

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Proposed C195

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| Class of development | ICP land contribution percentage |
| Residential | 14.11% |
| Commercial and industrial | 5.20% |

5.0 Land component

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Proposed C195

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| --- | --- | --- | --- | --- |
| PSP parcel ID | Class of development | Parcel contribution percentage | Land credit amount | Land equalisation amount |
| P-1 | Employment | 0.00% | $0.00 | $4,861.63 |
| P-2 | Employment | 0.00% | $0.00 | $487,686.91 |
| P-3 | Employment | 0.00% | $0.00 | $441,334.76 |
| P-4 | Employment | 0.00% | $0.00 | $438,166.43 |
| P-5 | Employment | 9.76% | $268,406.11 | $0.00 |
| P-6 | Employment | 0.27% | $0.00 | $530,749.82 |
| P-7 | Employment | 0.00% | $0.00 | $41,266.12 |
| P-8 | Residential | 0.00% | $0.00 | $3,670.37 |
| P-9 | Residential | 2.66% | $0.00 | $1,872,620.47 |
| P-10 | Residential | 8.03% | $0.00 | $1,026,252.65 |
| P-11 - R | Residential | 22.79% | $789,230.43 | $0.00 |
| P-11 - E | Employment | 53.70% | $456,516.87 | $0.00 |
| P-12 - R | Residential | 16.67% | $2,084,835.28 | $0.00 |
| P-12 - E | Employment | 4.17% | $0.00 | $374,607.55 |
| P-13 | Employment | 9.86% | $417,961.51 | $0.00 |
| P-14 | Employment | 18.34% | $1,131,235.82 | $0.00 |
| P-15 | Employment | 12.90% | $564,653.79 | $0.00 |
| P-16 | Residential | 10.04% | $0.00 | $804,319.10 |
| P-17 | Residential | 7.20% | $0.00 | $1,147,171.07 |
| P-18 | Residential | 78.68% | $6,593,243.87 | $0.00 |
| P-19 | Residential | 2.45% | $0.00 | $1,301,228.80 |
| P-20 | Residential | 7.66% | $0.00 | $1,310,942.78 |
| P-21 | Residential | 0.00% | $0.00 | $3,441,229.63 |
| P-22 | Residential | 0.00% | $0.00 | $648,277.04 |
| P-23 | Residential | 7.81% | $0.00 | $1,201,331.58 |
| P-24 | Residential | 23.70% | $1,555,525.42 | $0.00 |
| P-25 | Residential | 48.54% | $3,305,586.58 | $0.00 |
| P-26 | Residential | 0.00% | $0.00 | $435,684.00 |
| P-27 | Residential | 2.06% | $0.00 | $8,695,491.59 |
| P-28 | Residential | 5.74% | $0.00 | $6,802,200.92 |
| P-29 | Residential | 49.24% | $5,715,402.30 | $0.00 |
| P-30 | Residential | 52.31% | $6,113,578.72 | $0.00 |
| P-31 | Residential | 10.88% | $0.00 | $546,335.97 |
| P-32 | Residential | 25.62% | $3,078,004.36 | $0.00 |
| P-33 | Residential | 43.39% | $1,821,280.37 | $0.00 |
| P-34 | Residential | 7.23% | $0.00 | $1,416,045.64 |
| P-35 | Residential | 73.15% | $5,811,469.37 | $0.00 |
| P-36 | Residential | 70.30% | $3,006,036.08 | $0.00 |
| P-37 | Residential | 67.89% | $2,918,009.99 | $0.00 |
| P-38 | Residential | 16.53% | $202,153.94 | $0.00 |
| P-39 - R | Residential | 0.00% | $0.00 | $2,887,155.07 |
| P-39 - E | Employment | 0.00% | $0.00 | $36,315.96 |
| P-40 | Residential | 0.00% | $0.00 | $1,036,846.36 |
| P-41 | Residential | 5.41% | $0.00 | $969,962.81 |
| P-42 | Residential | 8.00% | $0.00 | $1,138,134.60 |
| P-43 | Residential | 9.04% | $0.00 | $657,501.26 |
| P-44 | Residential | 5.81% | $0.00 | $1,267,364.66 |
| P-45 | Residential | 8.36% | $0.00 | $846,374.24 |
| P-46 | Residential | 6.49% | $0.00 | $918,036.24 |
| P-47 | Residential | 12.40% | $0.00 | $315,714.52 |
| P-48 | Residential | 19.09% | $5,263,824.05 | $0.00 |
| P-49 | Residential | 6.04% | $0.00 | $3,468,181.67 |
| P-50 | Residential | 0.00% | $0.00 | $0.00 |
| P-51 | Residential | 0.00% | $0.00 | $0.00 |
| P-52 | Residential | 7.22% | $0.00 | $19,996.42 |
| P-53 | Residential | 0.28% | $0.00 | $2,055,400.31 |
| P-54 | Residential | 11.27% | $0.00 | $374,598.29 |
| P-55 | Residential | 18.04% | $886,563.60 | $0.00 |
| P-R1 (Plumpton Road) | Residential | 0.00% | $0.00 | $0.00 |
| P-R2 (Tarleton Road) | Residential | 0.00% | $0.00 | $0.00 |
| P-R3 (Beattys Rd) | Residential | 0.00% | $0.00 | $0.00 |
| P-R4 (Saric Ct) | Residential | 0.00% | $0.00 | $0.00 |
| P-R5 (Taylors Rd) | Residential | 0.00% | $0.00 | $0.00 |
| K-1 | Residential | 0.03% | $0.00 | $1,602,853.96 |
| K-2 | Residential | 12.55% | $0.00 | $223,867.65 |
| K-3 | Residential | 0.61% | $0.00 | $1,381,750.78 |
| K-4 | Residential | 2.11% | $0.00 | $1,292,623.87 |
| K-5 | Residential | 0.00% | $0.00 | $2,383,194.38 |
| K-6 | Residential | 0.00% | $0.00 | $997,494.04 |
| K-7 | Residential | 15.56% | $135,023.99 | $0.00 |
| K-8 | Residential | 0.12% | $0.00 | $1,332,994.38 |
| K-8a | Residential | 0.00% | $0.00 | $0.00 |
| K-9 | Residential | 7.30% | $0.00 | $431,941.87 |
| K-9a | Residential | 0.00% | $0.00 | $0.00 |
| K-10 | Residential | 21.61% | $1,110,741.01 | $0.00 |
| K-11 | Residential | 92.63% | $5,553,378.17 | $0.00 |
| K-12 | Residential | 9.75% | $0.00 | $59,408.98 |
| K-13 - E | Employment | 0.03% | $0.00 | $16,265.97 |
| K-13 - R | Residential | 39.84% | $6,517,347.41 | $0.00 |
| K-14 | Residential | 14.65% | $54,583.51 | $0.00 |
| K-15 | Residential | 29.97% | $2,217,545.49 | $0.00 |
| K-16 | Residential | 0.00% | $0.00 | $2,036,692.57 |
| K-17 | Residential | 0.00% | $0.00 | $639,831.53 |
| K-18 | Residential | 0.00% | $0.00 | $154,391.61 |
| K-19 | Residential | 14.11% | $442.92 | $0.00 |
| K-20 | Residential | 16.55% | $80,430.54 | $0.00 |
| K-21 | Residential | 23.54% | $1,684,354.61 | $0.00 |
| K-24 | Residential | 10.50% | $0.00 | $638,617.77 |
| K-25 | Residential | 18.48% | $759,051.96 | $0.00 |
| K-26 | Residential | 3.82% | $0.00 | $2,201,565.83 |
| K-27 | Residential | 0.07% | $0.00 | $2,167,734.87 |
| K-28 | Residential | 0.00% | $0.00 | $862,430.29 |
| K-29 | Residential | 0.00% | $0.00 | $0.00 |
| K-30 | Residential | 1.95% | $0.00 | $1,183,278.46 |
| K-31 | Residential | 0.00% | $0.00 | $862,003.21 |
| K-31a | Residential | 0.00% | $0.00 | $0.00 |
| K-32 | Residential | 11.25% | $0.00 | $377,794.11 |
| K-33 | Residential | 148.86% | $8,876,041.70 | $0.00 |
| K-34 | Residential | 3.13% | $0.00 | $2,587,113.20 |
| K-35 | Residential | 8.88% | $0.00 | $618,549.08 |
| K-36 | Residential | 0.00% | $0.00 | $1,453,301.44 |
| K-37 | Residential | 25.79% | $1,572,710.00 | $0.00 |
| K-38 | Residential | 9.72% | $0.00 | $671,503.85 |
| K-39 | Residential | 2.29% | $0.00 | $1,620,020.35 |
| K-40 | Residential | 0.00% | $0.00 | $2,632,227.52 |
| K-41 | Residential | 9.15% | $0.00 | $806,600.15 |
| K-42 | Residential | 0.00% | $0.00 | $2,499,218.49 |
| K-43 | Residential | 21.58% | $1,051,625.45 | $0.00 |
| K-44 | Residential | 0.00% | $0.00 | $1,445,620.17 |
| K-45 | Residential | 17.03% | $236,529.29 | $0.00 |
| K-46 | Residential | 113.71% | $6,114,271.39 | $0.00 |
| K-47 | Residential | 118.73% | $6,467,206.98 | $0.00 |
| K-48 | Residential | 34.11% | $2,045,948.35 | $0.00 |
| K-49 | Residential | 0.00% | $0.00 | $444,165.44 |
| K-50 | Residential | 0.00% | $0.00 | $618,740.11 |
| K-51 - E | Employment | 13.57% | $61,776.83 | $0.00 |
| K-51 - R | Residential | 12.92% | $0.00 | $40,256.70 |
| K-51a | Residential | 0.00% | $0.00 | $0.00 |
| K-52 | Residential | 12.50% | $0.00 | $144,638.33 |
| K-53 | Residential | 13.93% | $0.00 | $18,846.18 |
| K-54 | Employment | 0.06% | $0.00 | $83,859.26 |
| K-55 | Residential | 1.54% | $0.00 | $419,658.01 |
| K-56 | Residential | 2.81% | $0.00 | $375,463.38 |
| K-57 | Residential | 28.17% | $469,325.16 | $0.00 |
| K-58 | Residential | 0.00% | $0.00 | $357,898.63 |
| K-59 | Residential | 0.00% | $0.00 | $5,002.65 |
| K-60 | Residential | 0.00% | $0.00 | $498,422.35 |
| K-61 | Residential | 0.00% | $0.00 | $177,976.58 |
| K-62 (not used) |  | 0.00% | $0.00 | $0.00 |
| K-63 | Residential | 5.52% | $0.00 | $1,318,420.63 |
| K-64 | Residential | 14.32% | $36,379.40 | $0.00 |
| K-65 | Residential | 10.22% | $0.00 | $698,267.28 |
| K-66 | Residential | 2.42% | $0.00 | $3,954,975.37 |
| K-66a | Residential | 8.49% | $0.00 | $91,227.60 |
| K-67 | Residential | 7.35% | $0.00 | $1,345,147.09 |
| K-67a | Residential | 0.00% | $0.00 | $0.00 |
| K-68 | Residential | 15.64% | $847,375.60 | $0.00 |
| K-69 | Residential | 10.75% | $0.00 | $2,277,827.57 |
| K-70 | Residential | 100.00% | $0.00 | $0.00 |
| K-R1 (Taylors Rd) | Residential | 0.00% | $0.00 | $0.00 |
| K-R2 (Vere Ct) | Residential | 0.00% | $0.00 | $0.00 |
| K-R3 (Sinclairs Rd) | Residential | 0.00% | $0.00 | $0.00 |
| K-R4 (Monaghans Ln) | Residential | 0.00% | $0.00 | $0.00 |
| K-R5 (Reed Ct) | Residential | 0.00% | $0.00 | $0.00 |
| K-R6 (Deanside Ct) | Residential | 0.00% | $0.00 | $0.00 |
| K-R7 (Gray Ct) | Residential | 0.00% | $0.00 | $0.00 |
| K-R8 (Neale Rd) | Residential | 0.00% | $0.00 | $0.00 |
| K-R9 - E | Employment | 0.00% | $0.00 | $170,976.04 |
| K-R9 - R | Residential | 0.00% | $0.00 | $818,742.08 |

Note: Refer to Plan 01 of the incorporated Plumpton & Kororoit Infrastructure Contributions Plan, April 2018 for PSP parcel ID numbers.

6.0 Method and timing of indexation – Standard levy rate

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Proposed C195

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| --- | --- | --- |
| Infrastructure category | Indexation method | Timing |
| Community and recreation construction | Producer Price Index Numbers for Non-Residential Building Construction – Victoria published by the Australian Bureau of Statistics (Catalogue 6427.0, Table 17, Output of the Construction Industries, subdivision and class index numbers). | 1 July each year |
| Transport construction | Producer Price Index Numbers for Road and Bridge Construction – Victoria published by the Australian Bureau of Statistics (Catalogue 6427.0, Table 17, Output of the Construction Industries, subdivision and class index numbers). | 1 July each year |

7.0 Method and timing of indexation – Supplementary levy rate

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Proposed C195

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| --- | --- | --- |
| Infrastructure category | Indexation method | Timing |
| 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). | 1 July each year |
| Transport construction | Australian Bureau of Statistics Producer Price Indexes Road & Bridge Construction Index,  Victoria (Catalogue 6427.0, Table 17 Output of the Construction Industries). | 1 July each year |

8.0 Method and timing of adjustment – Land component

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Proposed C195

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| --- | --- |
| Adjustment method | Timing |
| Index prepared by the Valuer-General Victoria as specified in the Ministerial Direction on the Preparation and Content on Infrastructure Contributions Plans | 1 July each year |

9.0 Land or development exempt from payment of an infrastructure contribution

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Proposed C195

* Use and development for a non government school.
* Use and development associated with a dwelling that is existing or approved at the approval date of this provision.

Notes: This schedule sets out the levies prescribed in the infrastructure contributions plan. Refer to the incorporated infrastructure contributions plan for full details.