SCHEDULE 1 TO CLAUSE 45.06 DEVELOPMENT CONTRIBUTIONS PLAN OVERLAY

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Proposed C152

Shown on the planning scheme map as DCPO1

 Wonthaggi North East development contributions plan

1.0 Area covered by this development contributions plan

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Proposed C152

The Wonthaggi North East Development Contributions Plan applies to newly developing land on the northern and eastern outskirts of Wonthaggi.

2.0 Summary of costs

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Proposed C152

| facility | total cost $ | time of provision | actual cost contribution attributable to development $ | proportion of cost attributable to development % |
| --- | --- | --- | --- | --- |
| roads  | $5,485,670 | see Wonthaggi North East Development Contributions Plan | $5,485,670 | 100% |
| intersections | $24,132,273 | see Wonthaggi North East Development Contributions Plan | $24,132,273 | 100% |
| bridges/culverts | $6,243,212 | see Wonthaggi North East Development Contributions Plan | $6,243,212 | 100% |
| drainage | $120,926,003 | see Wonthaggi North East Development Contributions Plan | $97,679,661 | 81% |
| community facilities | $3,874,599 | see Wonthaggi North East Development Contributions Plan | $3,874,599 | 100% |
| sports reserve | $8,265,946 | see Wonthaggi North East Development Contributions Plan | $8,265,946 | 100% |
| total | $168,927,703 | - | $145,681,361 | - |

3.0 Summary of contributions

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Proposed C152

|  | levies payable by the development ($) |
| --- | --- |
|  | development infrastructure | community infrastructure |
| facility | residential | non-residential | Residential per dwelling | non-residential per dwelling |
| roads  | $10,858 | $10,858 | $0 | $0 |
| intersections | $47,768 | $47,768 | $0 | $0 |
| bridges/culverts | $12,358 | $12,358 | $0 | $0 |
| drainage | $193,350 | $193,350 | $0 | $0 |
| community facilities | $8,740 | $0 | $309 | $0 |
| recreation reserves | $18,646 | $0 | $870 | $0 |
| total | $291,721 | $264,334 | $1,179 | $0 |

4.0 Land or development excluded from development contributions plan

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Proposed C152

Development of the following is exempt from the provisions of this overlay:

* + - existing or approved dwelling.
		- non-government school.
		- housing provided by or on behalf of the Department of Health and Human Services.

Note: See the incorporated Wonthaggi North East Development Contributions Plan on how to account for contributions made before the approval date.

Note: This schedule sets out a summary of the costs and contributions prescribed in the development contributions plan. Refer to the incorporated development contributions plan for full details.