

VPA NAME	TRIM CONTAINER NO#	Date of Execution	VPA Status	Registered in Spreadsheet	VPA Map		CP Map		Monitoring of Items (date)	November 2025 Update
					Shape	Items	Shape	Registered in CP Map (when applicable)		
1 15 JANDERRA LANE WILTON	15679	2/07/2025	Executed	Yes	yes	yes	N/A	N/A		
2 BINGARA GORGE NO. 2, WILTON	12506	9/08/2021	Executed	Yes	yes	to be updated	Yes	to be updated	7/08/2025	Most recent contributions paid in March. 1 park overdue
3 TAHMOOR SOUTH COAL	11554	8/12/2022	Executed	Yes	yes	yes	N/A	N/A	16/06/2025	Payment for item A4 deferred until May 2026
			Executed						15/10/2025	payment for stormwater maintainence recieved April 2025. Land yet to be dedicated to council. sub cert recived to council
4 59 TAHMOOR ROAD, TAHMOOR	14002	27/04/2022	Executed	Yes	yes	yes	N/A	N/A		
5 PENNY LANE (OAKS STREET) THIRLMERE	10480	10/11/2021	Executed	Yes	yes	yes	Yes	Yes	5/11/2025	Deed of Novatition executed on 4 Nov 2025
6 STATION STREET, MENANGLE	9316	6/05/2021	Executed	Yes	yes	yes	Yes	Yes	30/04/2025	Contributions received for stage 3 - basins on stage 1 not yet finished
			Executed						13/10/2025	Amended VPA executed in July 2025. Bond received for 1 park. 1st installment for item 33 received 16th July
7 STAGE 1, WILTON SOUTH EAST PRECINCT, WILTON	9816	5/08/2019	Executed	Yes	yes	yes	Yes	Yes		
8 2710 REMEMBRANCE DRIVE, TAHMOOR	6771	30/07/2019	Executed	Yes	Yes	yes	N/A	N/A	26/02/2025	no update
9 1-41 MARSH ROAD, SILVERDALE	1765	5/03/2019	Executed	Yes	Yes	to be updated	N/A	N/A	29/07/2025	stage 6 complete
10 BINGARA GORGE (WILTON PARKLANDS) DEVELOPMENT, WILTON	1713	3/11/2007	Executed	Yes	yes	to be updated	Yes	to be updated	7/08/2025	1 x park overdue
11 83 MENANGLE STREET, PICTON	8335	13/11/2017	Complete	Yes	yes	yes	N/A	N/A	25/07/2025	
12 90-100 MYRTLE CREEK AVENUE TAHMOOR	12672	8/02/2022	Complete	Yes	yes	yes	N/A	N/A	1/07/2025	
13 ABBOTSFORD ROAD, PICTON	6497-3	15/01/2021	Complete	Yes	yes	yes	N/A	N/A	29/05/2025	
14 91-103 MENANGLE STREET PICTON	9057	10/08/2023	Completed	Yes	yes	yes	N/A	N/A	25/06/2024	
15 STAGE 3 JARVISFIELD ESTATE PICTON		22/08/2007	Completed	Yes	yes	N/A	N/A	N/A	10/08/2022	
16 30 BRONZEWING STREET, TAHMOOR	11775	23/02/2022	Completed	Yes	yes	yes	N/A	N/A	18/07/2023	
17 30 JARVIS STREET, THIRLMERE	10556	28/08/2020	Completed	Yes	yes	yes	Yes	Yes	20/07/2023	
18 30 TICKLE DRIVE, THIRLMERE	11253	5/08/2020	Completed	Yes	yes	yes	Yes	Yes	24/06/2022	
19 65 TAHMOOR ROAD, TAHMOOR	11046	3/02/2020	Completed	Yes	yes	yes	N/A	N/A	17/08/20222	
20 1550 BURRAGORANG ROAD, OAKDALE	10013	31/01/2020	Completed	Yes	yes	yes	N/A	N/A	18/10/2022	
21 65 MARSH ROAD, SILVERDALE	11039	31/01/2020	Completed	Yes	yes	yes	N/A	N/A	31/03/2023	
22 28 MENANGLE STREET, PICTON	10405	29/05/2019	Completed	Yes	yes	N/A	N/A	N/A	30/03/2023	
23 38-42 TAHMOOR ROAD, TAHMOOR & 30-36 PROGRESS STREET, TAHMOOR	10272	23/05/2019	Completed	Yes	yes	Yes	N/A	N/A	30/03/2023	
24 33-35 WARRADALE ROAD, SILVERDALE	8900	5/03/2019	Completed	Yes	yes	yes	N/A	N/A	30/03/2023	
25 790 MONTPELIER DRIVE, THE OAKS	9745	5/03/2019	Completed	Yes	yes	yes	N/A	N/A	25/10/2022	
26 30 MARION STREET, THIRLMERE	8913	12/08/2018	Completed	Yes	yes	Yes	N/A	N/A	11/01/2023	
27 165-185 RIVER ROAD, TAHMOOR	6267	1/03/2018	Completed	Yes	yes	yes	N/A	N/A	15/02/2023	
28 NORTH APPIN, APPIN	7727	6/03/2014	Completed	Yes	yes	N/A	N/A	N/A	12/10/2022	
29 ARGYLE STREET AND REGREME ROAD ROUNDABOUT, PICTON	2189	24/07/2012	Completed	Yes	yes	N/A	N/A	N/A	10/10/2022	
30 ROBERTS ROAD, WEROMBI	D1562-04	21/01/2012	Completed	Yes	yes	N/A	N/A	N/A	10/10/2022	
31 24 HARDWICKE STREET, THE OAKS	4553	5/07/2011	Completed	Yes	yes	N/A	N/A	N/A	26/10/2022	
32 800 MONTPELIER DRIVE, THE OAKS		5/07/2011	Completed	Yes	yes	N/A	N/A	N/A	25/10/2022	
33 69-71 ARGYLE STREET PICTON		25/01/2011	Completed	Yes	yes	yes	N/A	N/A	10/08/2022	
34 113-123 MENANGLE STREET PICTON		23/11/2009	Completed	Yes	yes	yes	N/A	N/A	6/06/2023	
35 RIDGEBAYEN ROAD, SILVERDALE	4063	15/09/2008	Completed	Yes	yes	yes	N/A	N/A	5/01/2023	

VPA INFRASTRUCTURE DELIVERY SCHEDULE



VPA Name	Tahmoor South Coal Project	Date Executed	8/12/2022
Developer Name	Tahmoor Coal Pty Ltd	ABN / ACN Number	93 723 245 808
Subject Land	Lot: 162 DP: 18107	Address of Subject Land	2975 Remembrance Driveway Bargo
Associated DA	SSD-8445	DA/PP Determination Date	23/04/2021
Development Description	Underground longwall mining to extract coal to the south of existing mining.		
Trim Container #:	11554		

SUMMARY

Total Values	Cash	Area (sqm)	Additional Parametres
Dedication of Land	\$0	-	
Works-in-Kind	\$0		
Monetary Contribution	\$3,375,000		
Totals	\$3,375,000	0	

PI (Execution)	LVI (Execution):
Date	N/A
Rate	N/A

Applicability of other Development Contribution charges/ instruments
 S7.11, S7.12 and S7.24 are excluded
 STATE VPA NOT APPLICABLE

OBLIGATIONS TRACKER

VPA ITEM NUMBER	ITEM DESCRIPTION	PUBLIC PURPOSE	MONETARY CONTRIBUTION (\$)	LAND AREA (sqm)	TOTAL VALUE OF LAND (\$)	WORKS (Unit)	TOTAL VALUE (LAND + WORKS + MONETARY CONTRIBUTION) (\$)	TIMING	STATUS	Estimated date of completion	Date of completion (Council Sign-off)
A1	Funding for Bargo Sportsground Masterplan	Open Spaces	\$ 40,000				\$ 40,000	Due Sixty (60) days after the execution of the Planning Agreement.	COMPLETE		24/02/2023
A2	Stage 1 - Bargo Sportsground - Playground Upgrades	Open Spaces	\$ 45,000				\$ 45,000	Due Sixty (60) days after the execution of the Planning Agreement.	COMPLETE		24/02/2023
A3	Stage 1 - Bargo Sportsground - Wet- Pour Surfacing	Open Spaces	\$ 115,000				\$ 115,000	Due Sixty (60) days after the execution of the Planning Agreement.	COMPLETE		24/02/2023
A4	Bargo Sportsground - Implementation of Master Plan - Further Stages	Open Spaces	\$ 250,000				\$ 250,000	Due three (3) years after commencement.	DEFERRED - NEW DATE 18TH MAY 2026	16/05/2025	
A5	Bargo Sportsground - Implementation of master Plan - Further stages	Open Spaces	\$ 975,000				\$ 975,000	Due five (5) years after commencement.		16/05/2027	
A6	Bargo Sportsground - Implementation of Master Plan - further Stages	Open Spaces	\$ 975,000				\$ 975,000	Due eight (8) years after commencement.		16/05/2030	
A7	Final Payment - residual remaining of the total monetary contribution	Open Spaces	\$ 975,000				\$ 975,000	Due eleven (11) years after commencement.		16/05/2033	
Total			\$ 3,375,000	-	\$ -		\$ 3,375,000				

VPA INFRASTRUCTURE DELIVERY SCHEDULE



VPA Name	69 Tahmoor Road, Tahmoor	Date Executed	27/04/2023
Developer Name	CGT Property Holdings Pty Ltd	ABN / ACN Number	623 512 461
Subject Land	Lot 19 DP 1268066	Address of Subject Land	69 Tahmoor Road, Tahmoor
Associated DA/PP	DD021.2022.00000028.001, DA/2023/1/1	DA/PP Determination Date	
Development Description	7 Lot Subdivision - Stage 2		
Trim Container #:	14002		

SUMMARY

Total Values	Cash	Area (sqm)	Additional Parametres
Dedication of Land	\$0	2,204	
Works-in-Kind	\$0		
Monetary Contribution	\$93,864		
Totals	\$93,864	2204	

CPI (Execution):		LVI (Execution):	
Date	24/09/2020	Date	
Rate	116.9	Rate	

Applicability of other Development Contribution charges/ instruments
 S7.11, S7.12 and S7.24 are NOT excluded
 STATE VPA APPLICABLE

OBLIGATIONS TRACKER

VPA ITEM NUMBER	ITEM DESCRIPTION	PUBLIC PURPOSE	MONETARY CONTRIBUTION (\$)	LAND AREA (sqm)	TOTAL VALUE OF LAND (\$)	WORKS (Unit)	QUANTITY REQUIRED	VALUE OF WORKS (\$)	TOTAL VALUE (LAND + WORKS + MONETARY CONTRIBUTION) (\$)	MANNER	TIMING	STATUS	Completion of Works			
													Date of completion (Council Sign-off)/Estimated date of completion	Estimated date of completion	Maintenance Period (years)	Estimated date of transferring maintenance to Council
5.2	Drainage Reserve - Lot 28	Stormwater/Drainage	\$ 93,864	2,204					\$ 93,864	Monetary Contribution to be indexed as per clause 5.3. Contributions is towards maintenance of drainage reserve. Dedication of riparian corridor land. Indexed at time of Payment	Prior to the issue of a Subdivision Certificate for the Development	PAID			5	
Total			\$ 93,864	2,204	\$ -			\$ -	\$ 93,864							

VPA INFRASTRUCTURE DELIVERY SCHEDULE



VPA Name	Station Street, MENANGLE	Date Executed	6/05/2021
Developer Name	MIRVAC (NSW) HOMES PTY LTD	ABN / ACN Number	006 922 998
Subject Land	Part Lot 201 DP892047, Part Lot 202 DP892047, Address of Subject Land: Station Street, Menangle		
Associated DA/PP	DA/2019/031 (Stage 1-07 Lots), DA/2020/04 DA/PP Determination Date		
Development Description	Torrens title residential subdivision of approximately 350 Final Lots, construction of new roads, stormwater management works and associated earthworks and landscape works		
Time Contender #	9316		

SUMMARY

Total Values	Cash	Area (sqm)	Additional Parameters
Deduction of Land Works-in-Kind	\$2,979,025	27,239	
Monetary Contribution	\$1,583,139	-	
Total	\$4,562,164		

CPI (Execution)		LVI (Execution)	
Date	Rate	Date	Rate
1/01/2021	1.18.5		

Applicability of other Development Contribution charges/ instruments
 S7.11, ARE PARTIALLY excluded - s7.11 contributions will not be payable for the first 350 Final Lots of the Development. S7.12 and S7.24 ARE NOT EXCLUDED STATE VPA NOT APPLICABLE

OBLIGATIONS TRACKER

VPA ITEM NUMBER	ITEM DESCRIPTION	PUBLIC PURPOSE	MONETARY CONTRIBUTION (\$)	LAND AREA (sqm)	TOTAL VALUE OF LAND (\$)	WORKS (sqm)	QUANTITY REQUIRED	VALUE OF WORKS (\$)	TOTAL VALUE (LAND + WORKS + MONETARY CONTRIBUTION) (\$)	MANNER	TIMING	Contributions Plan Reference			Completion of Works				
												CP (Year)	Area (A/B)	Ref No.	STATUS	Estimated date of completion	Date of completion (Council Sign-off)	Maintenance Period (Years)	Estimated date of transferring maintenance to Council
A1	Open Space Embellishment	Open Space & Recreation	\$1,217,184.50						\$1,217,184.50	\$3,477.67 per Final Lot	Before issue of Subdivision Certificate for that Final Lot	2020	A	02.10	Stage 1 (97 lots) Received, Stage 2A (62 lots)	N/A	N/A		
A3	\$8750 Per Dwelling House Monetary Contribution (up to 350 lots Total w/ medium density)	Roads and Transport, Community Facilities, Car Parking, Plan Management	\$1,531,250.00						\$1,531,250.00	per dwelling house	Before issue of subdivision certificate for that Final Lot	2020	A	NA	Stage 1 (97 lots) Received, Stage 2A (62 lots)	N/A	N/A		
A3	\$7973 Per Medium Density Dwelling Monetary Contribution (up to 350 lots w/ dwelling houses)	Roads and Transport, Community Facilities, Car Parking, Plan Management	\$1,290,275.00						\$1,290,275.00	per medium density	Before issue of subdivision certificate for that Final Lot	2020	A	NA		N/A	N/A		
B1/C1	Public Park West (Land & Embellishment Works)	Open Space & Recreation		13,600	\$2,385,775.00			\$1,207,869.00	\$3,653,644.00	at no cost to Council	Immediately prior to the registration of 180th Final Lot	NA	NA	NA	COMPLETE	5/10/2023	2	5/10/2025	
B2/C2	Public Park East (Land & Embellishment Works)	Open Space & Recreation		3,390	5593,250.00			\$335,270.00	\$908,520.00	at no cost to Council	Immediately prior to the registration of 290th Final Lot	NA	NA	NA			2	31/12/1901	
A2/B3/C3/C8	Stage 1 Basin	Stormwater/Drainage	\$189,000.00	7,850					\$189,000.00	at no cost to Council	Immediately prior to Dedication of Basin Land/Within 7 Days of Completion of Associated Stormwater Facility or Registration of Land of which Basin is Located/Before issue of Subdivision Certificate for the Final Lot of which Basin is Located/ Initial 5-Year Maintenance Obligation	NA	NA	NA	Partially done	2/02/2025		5	31/12/1904
A2/B4/C4/C8	Basin 1 in Stage 4	Stormwater/Drainage	\$189,000.00	1,564					\$189,000.00	at no cost to Council	Immediately prior to Dedication of Basin Land/Within 7 Days of Completion of Associated Stormwater Facility or Registration of Land of which Basin is Located/Before issue of Subdivision Certificate for the Final Lot of which Basin is Located/ Initial 5-Year Maintenance Obligation	NA	NA	NA				5	31/12/1904
A2/B5/C5/C8	Basin 2 in Stage 4	Stormwater/Drainage	\$189,000.00	3,478					\$189,000.00	at no cost to Council	Immediately prior to Dedication of Basin Land/Within 7 Days of Completion of Associated Stormwater Facility or Registration of Land of which Basin is Located/Before issue of Subdivision Certificate for the Final Lot of which Basin is Located/ Initial 5-Year Maintenance Obligation	NA	NA	NA				5	31/12/1904
A2/B6/C6/C8	Basin 3 in Stage 3	Stormwater/Drainage	\$189,000.00	5,045					\$189,000.00	at no cost to Council	Immediately prior to Dedication of Basin Land/Within 7 Days of Completion of Associated Stormwater Facility or Registration of Land of which Basin is Located/Before issue of Subdivision Certificate for the Final Lot of which Basin is Located/ Initial 5-Year Maintenance Obligation	NA	NA	NA				5	31/12/1904
A2/B7/C7/C8	Basin 4 in Stage 2	Stormwater/Drainage	\$189,000.00	2,289					\$189,000.00	at no cost to Council	Immediately prior to Dedication of Basin Land/Within 7 Days of Completion of Associated Stormwater Facility or Registration of Land of which Basin is Located/Before issue of Subdivision Certificate for the Final Lot of which Basin is Located/ Initial 5-Year Maintenance Obligation	NA	NA	NA	COMPLETE	12/05/2023	5	12/05/2028	
Total			\$4,683,710	37,216.00	\$2,679,025			\$4,583,139	\$9,142,674										

RESIDENTIAL LOT COUNT

Stage	Residential Lots Offer	Date Sub-Curt	CR	Comments
Stage 1 - DA/2019/031/1	97			Approved 19/8/2020
Stage 2 - DA/2020/0401/1 - 2A	62			Approved 9/12/2021
Stage 2 - DA/2020/0401/1 - 2B	55			Approved 9/12/2021
Stage 3 - DA/2021/0647/1	68			Approved 1/6/2023
Stage 4 - DA/2022/2301/1	56			Approved 24/12/2024
Total registered lots	238			
Total DA lots	189			
Total Proposed lots				

VPA INFRASTRUCTURE DELIVERY SCHEDULE

VPA Name	2710 Remembrance Drive, Tahmoor (Tahmoor S Date Executed	Original: 06/02/2014 - Deed of Variation 30/07/2019
Developer Name	Vendos Tahmoor Pty Ltd	ABN / ACRN Number: 80 166 194 649
Subject Land	Lot 2 DP 874556 but excluding land in Lot 11 DP 12 Address of Subj: 2710 Remembrance Drive, Tahmoor	
Associated DAPP	DA.2014.605.1 & Amendments-Earthworks- (CM: D DAPP Determination Date	
	DA.2015.137 & Amendments- Subdivision	
	DA.2015.050.1-Childcare - Lot 2 DP 271249	
	DA.2019.622.1 & Amendments- Service Station - Lot 5 DP271249 (CM: DD010.2019.00000622.0018121)	
	DA.2019.128.1 & amendments- Mc Donalds - Lot 6 DP271249	
	DA.2022.528.1- Lot 7 DP271249 - El Jannahs	
	DA.2022.828.1- Lot 8 DP271249 - Car Wash	
	DA.2022.1272.1- Lot 9 DP271249 - Gym, Swim School and Car Park	
	DA.2025.101.1 - Lot 9 DP271249 - Jax Tyres	
Development Description	Rezone RU2 Rural Landscape to Zone B5 Business Development	
Title Containe r	8771	

SUMMARY

Total Values	Cash	Area (sqm)	Additional Paramet
Dedication of Land	#REF!	#REF!	
Works-in-kind	\$73,812		
Monetary Contribution	\$309,119		
Totals	#REF!	#REF!	

Date	CPI (Exclusion)	LV (Exclusion)
30/07/2019		30/07/2019
11/9		198.1

Applicability of other Development Contribution charges/ instruments
 S1.1, S1.12 and S1.24 (RU) are NOT excluded - TO BE CONFIRMED
 STATE VPA not applicable

OBLIGATIONS TRACKER

VPA ITEM NUMBER	ITEM DESCRIPTION	PUBLIC PURPOSE	MONETARY CONTRIBUTION (\$)	VALUE OF WORKS (\$)	TOTAL VALUE (\$AND - WORKS - MONETARY CONTRIBUTION (\$))	MANNER	THING	CP (sqm)	Area (A/E)	Ref No.	STATUS	Date of completion (Count sign-off)
A1a) Subdivision	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$47,175.00		\$47,175.00	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - For Subdivision capital investment value being \$xxxx	For Development that: (a) involves subdivision - before the issuing of the first Subdivision Certificate for each relevant stage of the Development, (b) does not involve Subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A		COMPLETE	
A1b) Lot 2 DP271249	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$8,754.23		\$8,754.23	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - For Lot 2 capital investment value being \$xxxx	For Development that: (a) involves subdivision - before the issuing of the first Subdivision Certificate for each relevant stage of the Development, (b) does not involve Subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A		COMPLETE	28/06/2021
A1c) Lot 5 DP271249	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$23,100.00		\$23,100.00	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - For Service Station capital investment value being \$1,925,000	For Development that: (a) involves subdivision - before the issuing of the first Subdivision Certificate for each relevant stage of the Development, (b) does not involve Subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A		COMPLETE	8/09/2020
A1d) Lot 6 DP271250	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$26,637.00		\$26,637.00	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - For Mc Donalds capital investment value being \$2,719,000	For Development that: (a) involves subdivision - before the issuing of the first Subdivision Certificate for each relevant stage of the Development, (b) does not involve Subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A		COMPLETE	
A1e) Lot 7 DP271249 (El Jannah)	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$23,600.00		\$23,600.00	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - For Lot 7 DP 271249 capital investment value being \$1,800,000	For Development that: (a) involves subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A		COMPLETE	
A1f) Lot 8 DP271249 (Car Wash)	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$17,471.34		\$17,471.34	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - Capital investment value being \$xxx to be confirmed	For Development that: (a) involves subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A		COMPLETE	28/04/2023
A1g) Lot 9 DP271249 (Gym)	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$148,937.74		\$148,937.74	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - Capital investment value being \$xxx to be confirmed	For Development that: (a) involves subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A			
A1h) Lot 9 DP271250 (Jax Tyres)	Monetary Development Contributions for any Development where the Capital Investment Value of that Development is \$100,000 or more.	Any public purpose set out in the Council's contributions plan	\$15,444.00		\$15,444.00	The Developer is to pay monetary Development Contributions in an amount equal to 1.2% of the Capital Investment Value of the Development - Capital investment value being \$xxx to be confirmed	For Development that: (a) involves subdivision - before any Part 4A Certificate relating to any development the subject of a Development Consent or complying development certificate is issued.		A			
B1	Roundabout	Roads & Transport		\$73,812	\$73,812.00	The Developer is to construct a roundabout at the general location shown on the Location Plan for Roundabout Location to Council's and BMS approved design and specification.	Completion of construction prior to the issuing of the first Occupation Certificate for the first Development on the Land, or as otherwise agreed in writing between the Parties.		A		COMPLETE	
C1	Dedication of land on which roundabout is located	Roads & Transport		\$0.00	\$0.00	The Developer is to dedicate to the Council free of cost any land on which the roundabout in item B.1 is located that is not owned by the Council.	Within seven (7) days of completion of construction of roundabout or upon registration of the first stage of the Development as agreed with Council.		A		COMPLETE	
D1	Purchase and retire credits	Biodiversity offsets		\$0.00	\$0.00		Purchase and retire credits prior to the issuing of the first Part 4A Certificate for the first Development on the Land.		A		COMPLETE	18/06/2016
Total			\$ 309,119.31	\$ 73,812	\$ 382,931.31							

VPA INFRASTRUCTURE DELIVERY SCHEDULE

VPA Name	1-41 Marsh Road, SILVERDALE	Date Executed	5 March 2019
Developer Name	Simis Developments Pty Ltd	ABN/ ACN Number	ACN031700230
Subject Land	Lots 1301, 1302, 1303, 1304 in DP 1236596 Address of Subject Land 1-41 Marsh Road, SILVERDALE		
Associated DAPP	DA 2015 035.1 & Amendments 4-25 Lot Subdivision - DAPP Determination Date		
Development Description	DA 2020 475.1 & Amendments-23 Lot Subdivision - Stage 9		
Tire Contaminants	Subdivision of 447 residential Lots and four (5) Reserves for public recreation and infrastructure drainage purposes, and residual for future residential subdivision as proposed in DA Application 1765		

SUMMARY

Item	Cost	Area (sqm)	Additional Parameters
Deduction of Land	\$1,650,650	71,131	
Works on Site	\$2,200,700		
Minority Contribution	\$426,796		
Total	\$4,278,146	71,131	

CP: (Exclusions)	LY: (Exclusions)
Date:	Date:
Rate:	Rate:

DATE FOR NEXT STAGE: COMPLETE

ORIGINATOR TRACKER

NOTE: DO NOT ACCEPT LAND DEDUCTION UNTIL WORKS ARE COMPLETE, DEVELOPER MAINTAINING ROAD RIGHTS FROM THE DATE LAND IS DEDICATED

VPA ITEM NUMBER	ITEM DESCRIPTION	PUBLIC PURPOSE	MONETARY CONTRIBUTION (\$)	LAND AREA (sqm)	TOTAL VALUE OF LAND (\$)	QUANTITY REQUIRED	VALUE OF WORKS (\$)	TOTAL VALUE BOND / WORKS + MONETARY CONTRIBUTION (\$)	MANAGER	TIMING	STATUS	Estimated date of completion	Date of completion (Council Report #)	Minimum Period (years)	Estimated date of terminating maintenance to Council
CLMCD	Lot 1302 - Managed Reserve	Stormwater	\$74,286.00				\$74,286.00		Community Land maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 4 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE		20/09/2013	5	20/09/2038
CLMCI1	Lot 1303 - Managed Reserve	Stormwater	\$21,054.00				\$21,054.00		Community Land maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 7 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council					5
CLMCI2a	Deduction of Road Reserve with Curbway (adjacent to Water NSW) at Stage 4	Roads and Transport	\$111,220.98				\$111,220.98		Community Land maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 6 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	18/05/2012		N/A	N/A
CLMCI2b	Deduction of Road Reserve with Curbway (adjacent to Water NSW) at Stage 5	Roads and Transport	\$129,294.29				\$129,294.29		Community Land maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 6 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council					N/A
CLMCI2c	Deduction of Road Reserve with Curbway (adjacent to Water NSW) at Stage 6	Roads and Transport	\$4,619.61				\$4,619.61		Community Land maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 6 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	27/06/2012		N/A	N/A
CLMCI3	Lot 1003 - Managed Reserve	Stormwater	\$41,102.00				\$41,102.00		Community Land maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 6 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	20/09/2013		5	20/09/2038
CLMCI4	Lot 1004 - Managed Reserve	Stormwater	\$23,885.00				\$23,885.00		Community Land maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 6 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	29/09/2015		5	29/09/2040
DL-6, WC-6 & DL-MC2	Lot 1002 - Managed Reserve	Open Space	\$178,409.00	12,574	\$1,321,600.00		\$356,487.00	\$1,678,087.00	Dedicate Managed Reserve land being proposed Lot 1002 to the Council as indicated on the land Dedication Plan at Schedule 2 - Establishment of the land parcel as proposed Lot 1002 as indicated on the Land Dedication Plan at Schedule 2 as approved by Council - A Community Land Maintenance Contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 5 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	24/05/2011		5	05/05/2025
DL-6, WC-2 & DL-MC1	Lot 1001 - Managed Reserve-Drainage Infrastructure - Stormwater & associated Landscaping	Stormwater	\$49,609.00	6,449	\$58,120.00		\$80,324.00	\$1,41,733.00	Dedicate Managed Reserve and drainage being Lot 1001 in Proposed Plan 1236596 to the Council as indicated on the land Dedication Plan at Schedule 2 - Install the Stormwater and associated landscaping and drainage infrastructure - An infrastructure maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 4 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	24/01/2011		5	24/01/2036
DL-1 & DL-MC1	Lot 1301 - Open Sandstone Transitional Forest	Open Space	\$184,017.00	40,770			\$184,017.00		Dedicate the Public Recreational Transitional Forest being Lot 1301 in Proposed Plan 1236596 to the Council as indicated on the land Dedication Plan at Schedule 2 - An infrastructure maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance being paid to the Bushcare Stewardship Trust Fund	Stage 6 - but not before payment of the requisite Trust Funds (TFC) payment required under the Bushcare Agreement No. 328	COMPLETE				5
DL-4, WC-4 & DL-MC3	Lot 1000 - Drainage Reserve & Landscape Establishment	Stormwater	\$953,644.00	3,608	\$107,910.00		\$82,462.00	\$1,145,756.00	Dedicate the Drainage Reserve Land being Proposed Lot 1000 to the Council as indicated on the land Dedication Plan at Schedule 2 - Landscape Establishment of Lot 1000 as indicated on the Land Dedication Plan at Schedule 2 as approved by Council / An infrastructure maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 1 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	18/01/2014		5	18/01/2019
DL-6, WC-1 & DL-MC4	Lot 1301 - Drainage Reserve & Landscape Establishment	Stormwater	\$454,347.00	1,312	\$16,485.00		\$24,621.00	\$479,433.00	Dedicate the Drainage Land being Lot 1301 in DP 1236596 to the Council as indicated on the land Dedication Plan at Schedule 2 - Landscape Establishment of Lot 1301 in DP 1236596 as approved by Council - An infrastructure maintenance contribution calculated to be a present value amount sufficient to provide at least thirty (30) years of maintenance	Stage 7 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council					5
DL-6, WC-6 & DL-MC5	Lot 1001 - Managed Reserve - Parkland	Open Space	\$92,995.00	4,861	\$436,590.00		\$82,446.00	\$1,019,036.00	Dedicate the Drainage Land being Proposed Lot 1001 to the Council as indicated on the land Dedication Plan at Schedule 2 - Establishment of managed reserve as proposed Lot 1001 as indicated on the Land Dedication Plan at Schedule 2 - A Community Land Maintenance Contribution calculated to be a present value sufficient to provide at least thirty (30) years of maintenance	Stage 7 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council					5
DL-7, WC-7 & DL-MC6	Lot 1004 - Managed Reserve - Drainage Infrastructure	Stormwater	\$683,223.00	1,567	\$99,680.00		\$53,380.00	\$816,483.00	Dedicate the Drainage Land being Proposed Lot 1004 to the Council as indicated on the land Dedication Plan at Schedule 2 - Establishment of managed reserve as proposed Lot 1004 as indicated on the Land Dedication Plan at Schedule 2 as approved by Council - An infrastructure maintenance contribution calculated to be a present value sufficient to provide at least thirty (30) years of maintenance	Stage 6 - Maintenance Contribution to be paid prior to the transfer of title to the relevant Dedication Land to the Council	COMPLETE	23/01/2015		5	23/01/2020
Stage 1-MC	Minority Contribution for 71 Residential Lots in Stage 1 of the Development and \$20,000 per additional Residential Lot in Stage 1		\$1,420,000.00					\$1,420,000.00		Stage 1	COMPLETE	4/10/2019		N/A	N/A
Stage 2-MC	Minority Contribution for 30 Residential Lots in Stage 2 of the Development and \$20,000 per additional Residential Lot in Stage 2		\$1,000,000.00					\$1,000,000.00		Stage 2	COMPLETE			N/A	N/A
Stage 3-MC	Minority Contribution for 56 Residential Lots in Stage 3 of the Development and \$20,000 per additional Residential Lot in Stage 3		\$71,000.00					\$71,000.00		Stage 3	COMPLETE	22/03/2011		N/A	N/A
Stage 4-MC	Minority Contribution for 31 Residential Lots in Stage 4 of the Development and \$20,000 per additional Residential Lot in Stage 4		\$0.00					\$0.00		Stage 4	N/A			N/A	N/A
Stage 5-MC	Minority Contribution for 59 Residential Lots in Stage 5 of the Development and \$20,000 per additional Residential Lot in Stage 5		\$171,252.00					\$171,252.00		Stage 5	COMPLETE	20/09/2013		N/A	N/A
Stage 6-MC	Minority Contribution for 67 Residential Lots in Stage 6 of the Development and \$20,000 per additional Residential Lot in Stage 6		\$625,740.00					\$625,740.00		Stage 6	COMPLETE	13/01/2015		N/A	N/A
Stage 7-MC	Minority Contribution for 58 Residential Lots in Stage 7 of the Development and \$20,000 per additional Residential Lot in Stage 7		\$819,858.00					\$819,858.00		Stage 7				N/A	N/A
Stage 8-MC	Minority Contribution for 33 Residential Lots in Stage 8 of the Development and \$20,000 per additional Residential Lot in Stage 8		\$427,500.00					\$427,500.00		Stage 8				N/A	N/A
Stage 9-MC	Minority Contribution for 22 Residential Lots in Stage 9 of the Development and \$20,000 per additional Residential Lot in Stage 9		\$424,500.00					\$424,500.00		Stage 9	COMPLETE	22/11/2011		N/A	N/A
WC-10	On-Site Curbway - Stage 9	Roads & Transport				m	31.00	\$15,500.00	\$15,500.00	Supply and install 31 metres of 2.5 metre wide curbpath to Council's Engineering Specification O2, within the Road Reserve between Stage 9 and Site Boundary	COMPLETE			N/A	N/A
WC-3	On-Site Curbway - Stage 4	Roads & Transport				m	400.00	\$200,000.00	\$200,000.00	Supply and install 400 metres of 2.5 metre wide curbway to Council's Engineering Specification O2, within the road reserve between Stage 4 and Site Boundary	COMPLETE			N/A	N/A
WC-8	On-Site Curbway - Stage 6	Roads & Transport				m	685.00	\$342,500.00	\$342,500.00	Supply and install 685 metres of 2.5 metre wide curbpath within the road reserve between Stage 6 and the DL 1000 boundary	BIDDING	14/09/2015		N/A	N/A
WC-9	On-Site Curbway - Stage 8	Roads & Transport				m	485.00	\$242,500.00	\$242,500.00	Supply and install 485 metres of 2.5 metre wide curbpath to Council's Engineering Specification O2, within the Road Reserve between Stage 8 and Site Boundary				N/A	N/A
Total			\$4,278,146.00	71,131	\$1,602,600.00		\$2,200,700.00	\$4,278,796.00							

VPA INFRASTRUCTURE DELIVERY SCHEDULE



VPA Name	Bingara Gorge (Wilton Parklands) Development Wilton (Bingara Date Executed	3/11/2007
Developer Name	Metro Property (Formerly DLL Wilton Pty Limited Lend Lease Corp ABN / ACN Number	
Subject Land	Lots 200 to 211 DP1104390	Address of Subject Land
Associated DA/PP	CHECK CM 9612866 for list of DAs	DA/PP Determination CHECK CM 9612866
Development Description	Development of the land in accordance with Staged Development Consent, the Entry Road Development Consent, the Golf Course Development Consent, which includes 1,165 residential lots with minimum lot sizes as shown on the Concept Plan attached to the Staged Development Application and the use of Land for the purposes (and generally in the areas) shown on the Concept Plan attached to the Staged Development Application incorporating, but not limited to, commercial and retail uses, community facilities, recreational facilities (such as golf course and golf driving range), landscaped streets and access paths, a sewage treatment plant and treated water reuse scheme, and utility services, and in accordance with all other consents granted by an Authority as may be necessary to carry out the Development.	
Title Container #:	1713, 1758 (original) 9612 (amended).	

SUMMARY

Item Values	Cash	Area (sqm)	Additional Parameters
Dedication of Land	\$0	165,000	
Works-in-Kind	\$14,168,313		
Monetary Contribution	\$5,720,000		
Total	\$19,888,313	165,000	

CPI (Execution):	
Date	30/09/2007
Rate	88.3

Applicability of other Development Contribution charges/ instruments
 S7.11 ARE EXCLUDED, S7.12 and S7.24 are NOT excluded
 STATES WPA APPLICABLE
NON-RESIDENTIAL DEVELOPMENTS WITHIN SITE ALSO PAY MONETARY CONTRIBUTIONS UNDER VPA CLAUSE 10.3

OBLIGATIONS TRACKER

VPA ITEM NUMBER	ITEM DESCRIPTION	PUBLIC PURPOSE	MONETARY CONTRIBUTION (\$)	LAND AREA (sqm)	TOTAL VALUE OF LAND (\$)	WORKS (Unit)	QUANTITY REQUIRED	VALUE OF WORKS (\$)	TOTAL VALUE (LAND + WORKS + MONETARY CONTRIBUTION) (\$)	MANNER	TIMING	Contributions Plan Reference			STATUS	Estimated date of completion / due date	Date of completion (Council Sign-off)	Maintenance Period (years)	Estimated date of transferring maintenance to	
												CP (year)	Area (A/B)	Ref No.						
Annexure B-Part 1	Recoupment for completed Wollondilly Community Leisure Centre- 434 Argyle Street, Picton	Open Space & Recreation	\$ 60,000					\$ 60,000	\$ 60,000		Prior to 200th Residential Allotment	N/A	A	N/A	COMPLETE			N/A	N/A	
Annexure B-Part 1	Recoupment for completed Wollondilly Community Leisure Centre- 434 Argyle Street, Picton	Open Space & Recreation	\$ 60,000					\$ 60,000	\$ 60,000		Prior to 500th Residential Allotment	N/A	A	N/A	COMPLETE			N/A	N/A	
Annexure B-Part 1	Recoupment for completed Wollondilly Community Leisure Centre- 434 Argyle Street, Picton	Open Space & Recreation	\$ 60,000					\$ 60,000	\$ 60,000		Prior to 750th Residential Allotment	N/A	A	N/A	COMPLETE			N/A	N/A	
Annexure B-Part 1	Recoupment for completed Wollondilly Community Leisure Centre- 434 Argyle Street, Picton	Open Space & Recreation	\$ 60,000					\$ 60,000	\$ 60,000		Prior to 1,000th Residential Allotment	N/A	A	N/A	COMPLETE			N/A	N/A	
Annexure B-Part 1	Recoupment for completed Wollondilly Community Leisure Centre- 434 Argyle Street, Picton	Open Space & Recreation	\$ 60,000					\$ 60,000	\$ 60,000		Prior to 500th Residential Allotment	N/A	A	N/A	COMPLETE	2/11/2022		N/A	N/A	
Annexure B-Part 2-A	Level one park- Wilton Recreational Reserve	Open Space & Recreation		88,000				1,200,000	\$ 1,200,000				A	N/A	COMPLETE			N/A	N/A	
Annexure B-Part 2-1	Level Two Park- Western North Park	Open Space & Recreation		19,000				\$ 2,190,000	\$ 2,190,000		1.9 hectares of land; 1 x half width road frontage; 1 x park shelter; 1x playground and shade; 1x BBQ area; 2x viewing towers; associated seating, lighting and services, irrigation and landscaping	No later than 12 months and one day following the issue of the subdivision certificate of the adjacent residential allotments.	2020	B	BGVPA	OVERDUE	15/09/2024		N/A	N/A
Annexure B-Part 2-2	Level Two Park- Homestead Park	Open Space & Recreation		8,400				\$ 1,050,000	\$ 1,050,000		0.84 hectares of land; 1 x half width road frontage; 1 x park shelter; 1x playground and shade; 1x BBQ area; associated seating, lighting and services, irrigation and landscaping	day following the issue of the subdivision certificate of the adjacent residential allotments.	2020	B	BGVPA		25/03/2026		N/A	N/A
Annexure B-Part 2-3	Level Two Park- Eastern North Park	Open Space & Recreation		8,600				\$ 1,120,000	\$ 1,120,000		0.86 hectares of land; 1 x half width road frontage; 1 x park shelter; 1x playground and shade; 1x BBQ area; 1x viewing tower; 1x kickabout area; 1x cycle circuit; associated seating, lighting and services, irrigation and landscaping	No later than 12 months and one day following the issue of the subdivision certificate of the adjacent residential allotments.	2020	B	BGVPA	OVERDUE	8/03/2025		N/A	N/A
Annexure B-Part 2-4	Level Two Park- Eastern East Park	Open Space & Recreation		8,000				\$ 820,000	\$ 820,000		0.8 hectares of land; 1 x half width road frontage; 1 x park shelter; 1x playground and shade; 1x BBQ area; associated seating, lighting and services, irrigation and landscaping	No later than September 2022	2020	B	BGVPA	COMPLETE	1/09/2022		N/A	N/A
Annexure B-Part 2-5	Level Two Park- Eastern South Park	Open Space & Recreation		14,000				\$ 1,535,000	\$ 1,535,000		1.4 hectares of land; 1 x half width road frontage; 1 x park shelter; 1x playground and shade; 1x BBQ area; 1x hardcourt; associated seating, lighting and services, irrigation and landscaping	No later than September 2022	2020	B	BGVPA	COMPLETE	1/09/2022		N/A	N/A
Annexure B-Part 2-6	Level Two Park- Western Golf Park	Open Space & Recreation		8,000				\$ 580,000	\$ 580,000		0.8 hectares of land; 1 x half width road frontage; 1 x park shelter; 1x playground and shade; 1x BBQ area; associated seating, lighting and services, irrigation and landscaping	Prior to 250th Residential Allotment	2020	B	BGVPA	COMPLETE	23/10/2017		N/A	N/A
Annexure B-Part 2-7	Level Two Park- South West Park	Open Space & Recreation		3,000				\$ 400,000	\$ 400,000		0.3 hectares of land; 1 x half width road frontage; 1x playground and shade; 1x BBQ area; 1x kickabout area; associated seating, lighting and services, irrigation and landscaping	Prior to 400th Residential Allotment	2020	B	BGVPA	COMPLETE	19/06/2015		N/A	N/A
Annexure B-Part 2-8	Level 2 Park- Sales & Information Centre Park	Open Space & Recreation		8,000				1,715,000	\$ 1,715,000		0.8 hectares of land; 1 x half width road frontage; 1 x park shelter; 1x playground and shade; 1x BBQ area; 2x lakes; 1x amphitheatre & outdoor stage; associated seating, lighting and services, irrigation and landscaping	Prior to 250th Residential Allotment	2020	B	BGVPA	COMPLETE			N/A	N/A
Annexure C- Part 1	Council-provided library information and community facilities within the Council's Local Government Area	Community Facility	\$ 475,000					\$ 475,000	\$ 475,000		Provision of a freestanding public internet access e-kiosk or alternative internet provision (\$1,152); and/or new library resource material; and/or provision of Central Library special services areas (L2) and/or towards the construction of a New library resource material; and/or Mobile Library Vehicle (L4) (IMPORTANT NOTE: Mobile Library to visit the Development on a regular basis); and/or Provision of Central Library special services areas (L2) and/or towards the construction of a Central Library (L1) (\$200,000); and Towards Civic Administration and Customer Service Centre (L3)	Prior to 200th Residential Allotment	2020	A	C3.1	COMPLETE			N/A	N/A
Annexure C- Part 1	Council-provided library information and community facilities within the Council's Local Government Area	Community Facility	\$ 475,000					\$ 475,000	\$ 475,000		New library resource material; and/or Provision of Central Library special services areas (L2) and/or towards the construction of a Central Library (L1) (\$200,000); and towards Civic Administration and Customer Service Centre (L3)	Prior to 500th Residential Allotment	2020	A	C3.1	COMPLETE	17/12/2014		N/A	N/A
Annexure C- Part 1	Council-provided library information and community facilities within the Council's Local Government Area	Community Facility	\$ 475,000					\$ 475,000	\$ 475,000		New library resource material; and/or Provision of Central Library special services areas (L2) and/or towards the construction of a Central Library (L1) (\$200,000); and towards Civic Administration and Customer Service Centre (L3)	Prior to 750th Residential Allotment	2020	A	C3.1	COMPLETE			N/A	N/A
Annexure C- Part 1	Council-provided library information and community facilities within the Council's Local Government Area	Community Facility	\$ 475,000					\$ 475,000	\$ 475,000		New library resource material; and/or Provision of Central Library special services areas (L2) and/or towards the construction of a Central Library (L1) (\$200,000); and towards Civic Administration and Customer Service Centre (L3)	Prior to 1000th Residential Allotment	2020	A	C3.1	COMPLETE			N/A	N/A
Annexure C- Part 1	Council-provided library information and community facilities within the Council's Local Government Area	Community Facility	\$ 475,000					\$ 475,000	\$ 475,000		New library resource material; and/or Provision of Central Library special services areas (L2) and/or towards the construction of a Central Library (L1) (\$200,000); and towards Civic Administration and Customer Service Centre (L3)	Prior to 200th Residential Allotment	2020	A	C3.1	COMPLETE	2/11/2022		N/A	N/A

Annexure E- Part 3	Plan Management and administration of the Contributions Plan	Plan Administration/Management	\$ 50,000					\$ 50,000		Prior to 200th Residential Allotment	2020	B	PA1	COMPLETE			N/A	N/A
Annexure E- Part 3	Plan Management and administration of the Contributions Plan	Plan Administration/Management	\$ 50,000					\$ 50,000		Prior to 500th Residential Allotment	2020	B	PA1	COMPLETE		17/12/2014	N/A	N/A
Annexure E- Part 3	Plan Management and administration of the Contributions Plan	Plan Administration/Management	\$ 50,000					\$ 50,000		Prior to 750th Residential Allotment	2020	B	PA1	COMPLETE			N/A	N/A
Annexure E- Part 3	Plan Management and administration of the Contributions Plan	Plan Administration/Management	\$ 50,000					\$ 50,000		Prior to 1000th Residential Allotment	2020	B	PA1	COMPLETE			N/A	N/A
Annexure E- Part 4	Miscellaneous Monetary Contribution	Public Amenities and services	\$ 150,000					\$ 150,000		Prior to 200th Residential Allotment	?	?	?	COMPLETE			N/A	N/A
Annexure E- Part 4	Miscellaneous Monetary Contribution	Public Amenities and services	\$ 150,000					\$ 150,000		Prior to 500th Residential Allotment	?	?	?	COMPLETE		28/04/2015	N/A	N/A
Annexure E- Part 4	Miscellaneous Monetary Contribution	Public Amenities and services	\$ 150,000					\$ 150,000		Prior to 750th Residential Allotment	?	?	?	COMPLETE		10/09/2021	N/A	N/A
Annexure E- Part 4	Miscellaneous Monetary Contribution	Public Amenities and services	\$ 150,000					\$ 150,000		Prior to 1000th Residential Allotment	?	?	?	COMPLETE		2/11/2022	N/A	N/A
Annexure E- Part 4	Miscellaneous Monetary Contribution	Public Amenities and services	\$ 350,000					\$ 350,000		Purpose of which payment is required. Transport and Traffic Management- specifically the full seagull treatment at the junction of Picton Road and Almond Street which must be constructed in accordance with RTA Standards	The Commencement of construction of the proposed seagull treatment at the junction of Picton Road and Almond Street or alternative date if agreed in writing by both parties.	2020	B	WT1.15			N/A	N/A
Total			\$ 5,720,000	165,000	\$ -			\$ 14,168,313	\$ 19,888,313									

RESIDENTIAL LOT COUNT

VPA INFRASTRUCTURE DELIVERY SCHEDULE



VPA Name	Bingara George No. 2	Date Executed	9/05/2024 (Amendment)
Developer Name	Bingara Development Pty Ltd as Trustee for the Bingara George Development Trust (Metho Property)	ABN / ACN Num	650 165 763
Subject Land	Lots 36,40,41 DP270536, Lots 210 & 211 DP1104390, L1 Address of Subject Land		
Associated DA/PP	CHECK CM 9612866 for list of DAs	DA/PP Determination Date	
Development Description	The Bingara George Project as described in the Concept Approval		
Trm Container #	12306		

SUMMARY

Total Values	Cash	Area (sqm)	Additional Param
Dedication of Land	\$16,490,800	140,553	
Works in Kind	\$16,815,000		
Monetary Contribution	\$6,602,580		
Total	\$39,908,380	140,553	

CPI (Execution):		LVI (Execution):	
Date	Rate	Date	Rate
	119.4		

Applicability of other Development Contribution charges/instruments
 \$7.11 ARE EXCLUDED, \$7.12 and \$7.24 are NOT excluded
 STATE VPA APPLICABLE

OBLIGATIONS TRACKER

VPA ITEM NUMBER	ITEM DESCRIPTION	PUBLIC PURPOSE	MONETARY CONTRIBUTION (\$)	LAND AREA (sqm)	TOTAL VALUE OF LAND (\$)	WORKS (L/VI)	QUANTITY REQUIRED	VALUE OF WORKS (\$)	TOTAL VALUE (LAND + WORKS + MONETARY CONTRIBUTION) (\$)	MANNER	TIMING	Contributions Plan Reference			Completion of Works						
												CP Ref	Area (A/R)	Ref No.	STATUS	Estimated date of Comm/ Sign-off	Maintenance Period (years)	Estimated date of transferring			
A1	Broughton Street Resurfacing	Roads & Transport	\$	300,000				\$ 300,000	\$ 300,000	amount to be in-kind	Prior to 1500h Residential Lot Subdivision Certificate	N/A	B	N/A	COMPLETE	1/07/2024	13/03/2025	N/A	N/A		
A2	Wilton to Bingara Pedestrian/Cycle Shareway	Roads & Transport	\$	50,000				\$ 50,000	\$ 50,000	amount to be in-kind	Prior to 1700h Residential Lot Subdivision Certificate	N/A	B	N/A	COMPLETE	1/07/2024	13/03/2025	N/A	N/A		
A3	Hammford Oval	Open Space & Recreation	\$	1,825,000				\$ 1,825,000	\$ 1,825,000	amount to be in-kind	Prior to 1500h Residential Lot Subdivision Certificate	2020	B	SEPP03	COMPLETE	1/07/2024	13/03/2025	N/A	N/A		
A4	Community Uspace	Community Service	\$	400,000				\$ 400,000	\$ 400,000	amount to be in-kind	Prior to 1300h Residential Lot Subdivision Certificate	N/A	B	N/A	COMPLETE	1/07/2024	11/12/2023	N/A	N/A		
A6	Wilton Indoor Recreation Facility	Community Facility	\$	1,405,890				\$ 1,405,890	\$ 1,405,890	\$2,234 per residential lot + in-kind	Per Residential Lot with Relevant Subdivision Certificate	N/A	B	N/A				N/A	N/A		
A7	Wilton Library	Community Facility	\$	324,995				\$ 324,995	\$ 324,995	\$922 per residential lot + in-kind	Per Residential Lot with Relevant Subdivision Certificate	N/A	B	N/A				N/A	N/A		
A8	Wilton Multi-purpose Community Centre	Community Facility	\$	1,278,810				\$ 1,278,810	\$ 1,278,810	\$132 per residential lot + in-kind	Per Residential Lot with Relevant Subdivision Certificate	N/A	B	N/A				N/A	N/A		
E1	Maintenance Works - Dog Parks	Open Space & Recreation		60,000				\$ 60,000	\$ 60,000	\$1,000 per year	Maintenance Works for 20 Years from Date of Completion	N/A	B	N/A	Ongoing commitment	1/09/2022	20	1/09/2042			
E2	Maintenance Works - Skate Park	Open Space & Recreation		60,000				\$ 60,000	\$ 60,000	\$1,000 per year	Maintenance Works for 20 Years from Date of Completion	N/A	B	N/A	Ongoing commitment	2/08/2022	20	2/08/2042			
E3	Maintenance Works - Open Space	Open Space & Recreation		2,500,000				\$ 2,500,000	\$ 2,500,000	\$125,000 per year	Maintenance Works for all local parks & linear parks in the	N/A	B	N/A	Ongoing commitment				varies		
E4	Maintenance Works - Drainage	Open Space & Recreation		450,000				\$ 450,000	\$ 450,000	\$15,000 per year	Maintenance Works for 30 Years from Date of Completion	N/A	B	N/A	Ongoing commitment				30		
E5	Maintenance Works - Community Floor Space	Community Facility		300,000				\$ 300,000	\$ 300,000	\$15,000 per year	Maintenance Works for 20 Years from Date of Execution - Community Function and meeting space	N/A	B	N/A					20		
A9	Plan Administration	Plan Administration/Management	\$	269,875				\$ 269,875	\$ 269,875	\$425 per residential lot	Per Residential Lot with Relevant Subdivision Certificate	2020	B	PA1				N/A	N/A		
C1	New Oval Road	Roads & Transport						\$ 3,400,000	\$ 3,400,000	Value exclusion of vegetation offsets (S2.6M) - Exclusive of the \$700,000+ CPI already allocated to this item in VPA #1	Prior to 1700h Residential Lot Subdivision Certificate - Land at the time of registration	2020	B	WT1.13	COMPLETE	18/11/2024			N/A	N/A	
C2	Fairway Drive - Line marking and Signage (between Pembroke Parade and Sterling Drive)	Roads & Transport						\$ 50,000	\$ 50,000	Fairway Drive (between Pembroke Parade and Sterling Drive) shall be in accordance with the Local Traffic Committee recommendations at its meeting 7th February 2023 and Plans NAB2013043- 005- SK021; SK022; SK023; Revision 2, dated 10/02/2023 prepared by	Prior to 1600h Residential Lot Subdivision Certificate - Land at the time of registration	2020	B	WT1.13	COMPLETE	23/08/2023			N/A	N/A	
										Works to include the following (without limitation) all necessary works to make the Homestead cottage watertight and functional, including, without limitation, roof and guttering and downpipe works conveyed to suitable stormwater conveyance system, internal and external linings, internal fit out, wiring, plumbing, internal and external flooring, painting to all (live and) exterior surfaces, with such works to be verified by appropriate certificate of completion by licensed contractors meeting relevant AS/NZ or BCA standards; External and internal restoration works; On-site car parking; Boundary fence; and Associated services, irrigation and landscaping. And, in accordance with a development consent	Prior to 1800h Residential Lot Subdivision Certificate										
C3	Candell Park Homestead	Community Facility			\$ 1,000,000			\$ 2,810,000	\$ 3,810,000										N/A	N/A	
D1.1	Local Park 1 (Fairways North)	Open Space & Recreation		50,000	\$ 6,250,000			\$ 500,000	\$ 6,750,000				2020	B	BG LOS	Under construction			N/A	N/A	
										Additional land, facilities and amenity, to include: Tennis courts (2), Multi-use court, Toilet block Parking	Prior to 1800h Residential Lot Subdivision Certificate - Land at the time of registration										
D1.1A	Homestead Park (VPA#1) - Expansion	Open Space & Recreation		2,500	\$ 312,500			\$ 1,000,000	\$ 1,312,500				2020	B	DA Stage				N/A	N/A	
D1.2	Local Park 2 (Fairways West)	Open Space & Recreation		3,000	\$ 375,000			\$ 500,000	\$ 875,000				2020	B	BG LOS				N/A	N/A	
D1.3	Local Park 3 (Fairways East)	Open Space & Recreation		3,000	\$ 500,000			\$ 1,000,000	\$ 1,500,000				2020	B	BG LOS	COMPLETE			N/A	N/A	
D1.4	Local Park 4 (Pembroke)	Open Space & Recreation		2,000	\$ 250,000			\$ 200,000	\$ 450,000				2020	B	BG LOS	COMPLETE			N/A	N/A	
D1.5	Local Park 5 (Greenbridge)	Open Space & Recreation		8,200	\$ 1,025,000			\$ 760,000	\$ 1,785,000				2020	B	BG LOS	COMPLETE			N/A	N/A	
D1.6	Local Park 6 (Greenbridge East)	Open Space & Recreation		6,000	\$ 750,000			\$ 300,000	\$ 1,050,000				2020	B	BG LOS	COMPLETE	10/06/2025		N/A	N/A	
D1.7	Linear Park 1 (Fairways North)	Open Space & Recreation		8,000	\$ 1,000,000			\$ 700,000	\$ 1,700,000				2020	B	BG LOS	OVERDUE			N/A	25/07/2025	
D1.8	Linear Park 2 (Fairways West)	Open Space & Recreation		22,000	\$ 2,750,000			\$ 950,000	\$ 3,700,000				2020	B	BG LOS				N/A	N/A	
D1.9	Linear Park 3 (Greenbridge)	Open Space & Recreation		15,000	\$ 300,000			\$ 750,000	\$ 1,050,000				2020	B	BG LOS	COMPLETE			N/A	N/A	
D1.10	Linear Park 4 (Greenbridge East)	Open Space & Recreation		7,500	\$ 450,000			\$ 125,000	\$ 575,000				2020	B	BG LOS	COMPLETE			N/A	N/A	
D1.11	Linear Park 5 (Greenbridge East)	Open Space & Recreation		6,000	\$ 360,000			\$ 100,000	\$ 460,000				2020	B	BG LOS	COMPLETE			N/A	N/A	
D2	Small & Large Dog Parks	Open Space & Recreation		4,000				\$ 120,000	\$ 120,000				N/A	B	N/A	COMPLETE	1/09/2022		N/A	N/A	
D3	Skate Park	Open Space & Recreation		250				\$ 180,000	\$ 180,000				N/A	B	N/A	COMPLETE	1/09/2022		N/A	N/A	
B1	Candell Park Road - Widening	Roads & Transport		713	\$ 188,300			\$ 188,300	\$ 188,300				2020	B	WT1.3	COMPLETE			N/A	N/A	
B2	Homestead Lot - Community Floor Space	Community Facility		2,350	\$ 940,000			\$ 640,000	\$ 640,000				N/A	N/A	N/A				N/A	N/A	
Total			\$	6,602,580	140,553	\$ 16,490,800		\$	16,815,000	\$	39,816,180										

RESIDENTIAL LOT COUNT