

Table 5: Infrastructure Project Justification

DCP Project Number	Infrastructure Category	Description	Estimated Land Cost	Estimated Construction Cost	Total Project Cost	Main Catchment Area (MCA) Determination	Indicative Provision Trigger	Strategic Justification
ROADS								
RD01	Development	Rees Road: Coburns Road to East West Arterial. Re-construction of existing 2-lane road to provide 2-lane carriageway of secondary arterial road (38 metre road reserve, length 180 metres). Purchase of land to increase reserve width from 20m to 38m.	\$106,920	\$1,663,200	\$1,770,120	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD02	Development	East West Arterial: Rees Road to Exford Road. Purchase land and construct new 2-lane carriageway of divided secondary arterial road (38 metre road reserve, length 970 metres). Purchase of land to increase reserve width from 0m to 38m.	\$1,216,380	\$2,880,900	\$4,097,280	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD03	Development	East West Arterial: Exford Road Section. Re-construction of existing pavement to provide 2-lane carriageway of divided secondary arterial road (38 metre road reserve, length 900 metres). Purchase land to increase reserve width from 20m to 38m.	\$534,600	\$1,287,000	\$1,821,600	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD04	Development	Exford Road: East West Arterial to Greigs Road. Re-construction of existing pavement to provide 2-lane carriageway of undivided secondary arterial road (31 metre road reserve, length 2,310 metres). Purchase land to increase reserve width from 20m to 31m.	\$838,530	\$3,303,000	\$4,141,530	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD05	Development	East West Arterial: Exford Road to Toolern Creek. Purchase land and construct new 2-lane carriageway of divided secondary arterial road (38 metre road reserve, length 400 metres). Purchase land to increase reserve width from 0m to 38m.	\$501,600	\$1,366,200	\$1,867,800	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD06	Development	East West Arterial: Toolern Creek to Ferris Road. Purchase land and construct new 2-lane carriageway of divided secondary arterial road (38 metre road reserve, length 1,680 metres). Purchase land to increase reserve from 0m to 38m.	\$2,106,720	\$4,989,600	\$7,096,320	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD07	Development	East West Arterial: Ferris Road to Mount Cottrell Road. Purchase land and construct new 2-lane carriageway of divided secondary arterial road. (38 metre road reserve, length 1,600 metres). Purchase land to increase reserve width from 0m to 38m.	\$2,006,400	\$4,752,000	\$6,758,400	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD08	Development	East West Arterial: Mount Cottrell Road to Paynes Road. Purchase land and construct new 2-lane carriageway of primary arterial road. (45 metre road reserve, length 1,650 metres). Purchase land to increase reserve width to 0m to 45m.	\$2,450,250	\$4,900,500	\$7,350,750	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD09	Development	Paynes Road: Toolern Boundary to Greigs Road. Upgrade of existing 2-lane unsealed rural road to provide 2-lane carriageway (length 725 metres).	\$0	\$446,600	\$446,600	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD10	Development	Mount Cottrell Road: Toolern Boundary to Greigs Road. Upgrade of existing 2-lane unsealed rural road to provide 2-lane carriageway (length 1,045 metres).	\$0	\$643,720	\$643,720	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD11	Development	Mount Cottrell Road: Melbourne Ballarat Rail Line to East West Arterial to UGB southern boundary. Upgrade of existing 2-lane unsealed road to provide 2-lane carriageway of primary arterial road (45 metre road reserve, length 2,190 metres). Purchase land to increase reserve width from 20m to 45m.	\$1,806,750	\$6,504,300	\$8,311,050	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD12	Development	Mount Cottrell Road: Western Freeway to Melbourne Ballarat Rail Line. Purchase land (native vegetation re-alignment) and upgrade of existing 2-lane unsealed road to provide 2-lane carriageway of primary arterial road (45 metre road reserve, length 1,680 metres). Purchase land to increase reserve width from 20m to 45m.	\$1,386,000	\$4,989,600	\$6,375,600	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD13	Development	Mount Cottrell Road: Western Freeway to Melton Highway. Upgrade of existing 2-lane unsealed rural road to provide 2-lane carriageway (45 metre road reserve, length 2,200 metres).	\$0	\$1,335,200	\$1,335,200	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD14	Development	Shogaki Drive: Ferris Road to Mount Cottrell Road (Western Half). Upgrade of existing 2-lane sealed road to provide 2-lane carriageway of primary arterial road (45 metre road reserve, length 800 metres). Purchase land to increase reserve width from 40m to 45m.	\$132,000	\$2,465,100	\$2,597,100	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD15	Development	Ferris Road: Western Freeway to Shogaki Drive. Construction of additional lane in either direction to existing 4-lane divided road to provide ultimate 6-lane divided arterial road (45 metre road reserve, length 940 metres). Purchase land to increase reserve width from 34m to 45m.	\$341,220	\$2,481,600	\$2,822,820	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD16	Development	Ferris Road: Abey Road to Melbourne Ballarat Rail Line. Upgrade of existing 2-lane sealed/ unsealed road to provide 2-lane carriageway of divided secondary arterial road (38 metre road reserve, length 620 metres). Purchase land to increase reserve width from 34m to 38m.	\$81,840	\$1,841,400	\$1,923,240	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD17	Development	Ferris Road: Melbourne Ballarat Rail Line to East West Arterial. Upgrade of existing 2-lane sealed/ unsealed road to provide 2-lane carriageway of divided secondary arterial road (38 metre road reserve, length 2,160 metres). Purchase land to increase reserve width from 20m to 38m.	\$0	\$6,415,200	\$6,415,200	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.

RD18	Development	Abey Road: Toolern Creek to Ferris Road. Upgrade of existing 2-lane sealed/unsealed road to provide 2-lane carriageway of divided secondary arterial road (38 metre road reserve, length 2,160 metres). Purchase land to increase reserve width from 19m to 38m (length 270 metres east of Toolern Creek).	\$169,290	\$6,415,200	\$6,584,490	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD19	Development	Shogaki Drive: Ferris Road to Mount Cottrell Road (Eastern Half). Purchase land and construct new 2-lane carriageway of primary arterial road (45 metre road reserve, length 800 metres). Purchase land to increase reserve width from 0m to 45m.	\$1,188,000	\$2,465,100	\$3,653,100	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD20	Development	Ferris Road: Melbourne Ballarat Rail Line to East West Arterial. Purchase land to increase reserve width from 20m to 38m (for road section on Property 30 only, area 0.45 hectares).	\$608,711	\$0	\$608,711	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
RD21	Development	Ferris Road: Melbourne Ballarat Rail Line to East West Arterial. Purchase land to increase reserve width from 20m to 38m (for all required land, not including Property 30, area 3.45 hectares).	\$1,138,500	\$0	\$1,138,500	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
Sub-Total			\$16,613,711	\$61,145,420	\$77,759,131			
INTERSECTIONS								
IT01	Development	Rees Road and East West Arterial: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT02	Development	East West Arterial and Exford Road: Intersection. Construction of signalised T-intersection and slip lanes.	\$0	\$650,000	\$650,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT03	Development	East West Arterial and Exford Road: Intersection. Construction of signalised T-intersection and slip lanes.	\$0	\$650,000	\$650,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT04	Development	Exford Road and Greigs Road: Intersection. Upgrade of protected right turn lane and left-turn deceleration lane, including drainage and landscaping.	\$0	\$264,000	\$264,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT05	Development	East West Arterial and Ferris Road: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT06	Development	East West Arterial and Mount Cottrell Road: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT07	Development	East West Arterial and Paynes Road: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT08	Development	Paynes Road and Greigs Road: Intersection. Upgrade of protected right turn lane and left-turn deceleration lane, including drainage and landscaping.	\$0	\$198,000	\$198,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT09	Development	Mount Cottrell Road and Greigs Road: Intersection. Intersection upgrade - construction of roundabout.	\$0	\$198,000	\$198,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT10	Development	Mount Cottrell Road and Shogaki Drive: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT11	Development	Mount Cottrell Road and Melton Highway: Intersection. Construction of roundabout, including drainage and landscaping.	\$0	\$198,000	\$198,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT12	Development	Shogaki Drive and Collector Street: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT13	Development	Ferris Road and Shogaki Drive: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT14	Development	Ferris Road and MAC Northern Collector Road: Intersection. Construction of signalised T-intersection and slip lanes.	\$0	\$650,000	\$650,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
IT15	Development	Ferris Road and Bridge Road: Intersection. Construction of signalised 4-way intersection and slip lanes.	\$0	\$800,000	\$800,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
Sub-Total			\$0	\$9,208,000	\$9,208,000			
BRIDGES								
BD01	Development	Abey Road Bridge. 2-lane bridge over Toolern Creek, incorporating abutments and street lighting (12 metre wide concrete structure, deck length 61 metres).	\$0	\$2,650,000	\$2,650,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD02	Development	Bridge Road Bridge. 2-lane bridge over Toolern Creek, incorporating abutments and street lighting (12-metre wide concrete structure, deck length 91.5 metres).	\$0	\$3,780,000	\$3,780,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD03	Development	East West Arterial Bridge. 2-lane bridge over Toolern Creek, incorporating abutments and street lighting (12-metre wide concrete structure, deck length 91.5 metres).	\$0	\$3,780,000	\$3,780,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD04	Development	Shared Use Pedestrian Bridge (No. 1) - Bridge over Toolern Creek, incorporating abutments and lighting (3-metre wide timber structure, deck length 30 metres).	\$0	\$0	\$0			
BD05	Development	Shared Use Pedestrian Bridge (No. 2). Bridge over Toolern Creek, incorporating abutments and lighting (3-metre wide timber structure, deck length 30 metres).	\$0	\$275,000	\$275,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD06	Development	Shared Use Pedestrian Bridge (No. 3) - Bridge over Toolern Creek, incorporating abutments and lighting (3-metre wide timber structure, deck length 30 metres).	\$0	\$0	\$0			

BD07	Development	Pedestrian Underpass 1: Melbourne Ballarat Railway. Construction, including 3-metre wide, 50-metre long box culverts, endwalls, concrete path, drainage and lighting.	\$0	\$625,000	\$625,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Constulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD08	Development	Pedestrian Underpass 2: Melbourne Ballarat Railway. Construction, including 3-metre wide, 50-metre long box culverts, endwalls, concrete path, drainage and lighting.	\$0	\$625,000	\$625,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Constulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD09	Development	Pedestrian Underpass 3: Melbourne Ballarat Railway. Construction, including 3-metre wide, 50-metre long box culverts, endwalls, concrete path, drainage and lighting.	\$0	\$625,000	\$625,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Constulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD10	Development	Pedestrian Underpass 4: Melbourne Ballarat Railway. Construction, including 3-metre wide, 50-metre long box culverts, endwalls, concrete path, drainage and lighting.	\$0	\$625,000	\$625,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Constulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
BD11	Development	Pedestrian Underpass 5: Melbourne Ballarat Railway. Construction, including 3-metre wide, 50-metre long box culverts, endwalls, concrete path, drainage and lighting.	\$0	\$625,000	\$625,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Constulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
Sub-Total			\$0	\$13,610,000	\$13,610,000			
PUBLIC TRANSPORT								
PT01	Development	Purchase land to provide for rail station, parking and bus interchange (7 hectares).	\$6,300,000	\$0	\$6,300,000	Areas 1, 2, 3 and 4 form the MCA for this facility.	As required by traffic/access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Constulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
Sub-Total			\$6,300,000	\$0	\$6,300,000			
UNENCUMBERED LOCAL ACTIVE OPEN SPACE								
OS01	Development	Purchase of 28.04 hectares of land for active open space required for AR01 and AR02, AR07 and AR08, AR09 and AR10, AR11 and AR12, and AR13 and A14. The land acquired is a portion of the total land required for the playing fields within the Toolern PSP. The balance of the land required is to be met from the public open space contribution specified in Schedule to Clause 52.01 of the Melton Planning Scheme. The partial acquisition of land for these playing field reduces the risks to the collecting agency.	\$9,253,200	\$0	\$9,253,200	Areas 1, 2, and 3 form the MCA for this facility.	At time of subdivision.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
Sub-Total			\$9,253,200	\$0	\$9,253,200			
COMMUNITY & INDOOR RECREATION FACILITIES								
CI01	Development	Purchase land to provide library located in Major Activity Centre (4 hectares).	\$3,600,000	\$0	\$3,600,000	Areas 1, 2 and 3 form the MCA for this facility.	At time of subdivision.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI02	Development	Purchase of land to provide Aquatic / Leisure Centre (Level 3), located in Major Activity Centre (2.5 hectares).	\$2,250,000	\$0	\$2,250,000	Areas 1, 2 and 3 form the MCA for this facility.	At time of subdivision.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI03	Development	Early Learning Facility within Government Primary School (Community Hub 1). Construction of new building, including car parking and landscaping.	\$0	\$1,431,250	\$1,431,250	Area 1 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI04	Development	Multipurpose Community Centre (Community Hub 1). Purchase of land (0.8 hectares) and construction of the maternal child health and kindergarten components of the multipurpose community centre.	\$264,000	\$2,162,813	\$2,426,813	Area 1 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI05	Community	Multipurpose Community Centre (Community Hub 1). Construction of the community room components of the multipurpose community centre.	\$0	\$1,441,875	\$1,441,875	Area 1 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI06	Development	Early Learning Facility within Government Primary School (Community Hub 2). Construction of new building, including car parking and landscaping.	\$0	\$1,431,250	\$1,431,250	Area 1 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI07	Development	Multipurpose Community Centre (Community Hub 2). Purchase of land (0.85 hectares) and construction of the maternal child health and kindergarten components of the multipurpose community centre.	\$280,500	\$2,162,813	\$2,443,313	Area 1 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI08	Community	Multipurpose Community Centre (Community Hub 2). Construction of the community room components of the multipurpose community centre.	\$0	\$1,441,875	\$1,441,875	Area 1 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI09	Development	Early Learning Facility within Government Primary School (Community Hub 3). Construction of new building, including car parking and landscaping.	\$0	\$1,431,250	\$1,431,250	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI10	Development	Multipurpose Community Centre (Community Hub 3). Purchase of land (0.8 hectares) and construction of the maternal child health and kindergarten components of the multipurpose community centre.	\$264,000	\$2,162,813	\$2,426,813	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI11	Community	Multipurpose Community Centre (Community Hub 3). Construction of the community room components of the multipurpose community centre.	\$0	\$1,441,875	\$1,441,875	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI12	Development	Early Learning Facility within Government Primary School (Community Hub 4). Construction of new building, including car parking and landscaping.	\$0	\$1,431,250	\$1,431,250	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI13	Development	Multipurpose Community Centre (Community Hub 4). Purchase of land (0.8 hectares) and construction of the maternal child health and kindergarten components of the multipurpose community centre.	\$264,000	\$2,162,813	\$2,426,813	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI14	Community	Multipurpose Community Centre (Community Hub 4). Construction of the community room components of the multipurpose community centre.	\$0	\$1,441,875	\$1,441,875	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI15	Development	Early Learning Facility within Government Primary School (Community Hub 5). Construction of new building, including car parking and landscaping.	\$0	\$1,431,250	\$1,431,250	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI16	Development	Multipurpose Community Centre (Community Hub 5). Purchase of land (0.8 hectares) and construction of the maternal child health and kindergarten components of the multipurpose community centre.	\$264,000	\$2,162,813	\$2,426,813	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).

CI17	Community	Multipurpose Community Centre (Community Hub 5). Construction of the community room components of the multipurpose community centre.	\$0	\$1,441,875	\$1,441,875	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI18	Development	Early Learning Facility within Government Primary School (Community Hub 6). Construction of new building, including car parking and landscaping.	\$0	\$1,431,250	\$1,431,250	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI19	Development	Multipurpose Community Centre (Community Hub 6). Purchase of land (0.8 hectares) and construction of the maternal child health and kindergarten components of the multipurpose community centre.	\$264,000	\$2,162,813	\$2,426,813	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
CI20	Community	Multipurpose Community Centre (Community Hub 6). Construction of the community room components of the multipurpose community centre.	\$0	\$1,441,875	\$1,441,875	Area 2 forms the MCA for this facility.	No later than 200 occupied dwellings within its identified 3,000 dwelling catchment.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
Sub-Total			\$7,450,500	\$30,215,628	\$37,666,128			
OUTDOOR ACTIVE RECREATION								
AR01	Development	Playing Fields 1 (Hub 1). Active open space reserve. Construction of 2 football/cricket ovals and 4 tennis courts.	\$0	\$2,375,400	\$2,375,400	Area 1 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR02	Community	Pavilion 1 (Hub 1). Construction of pavilion to serve Playing Fields 1.	\$0	\$1,000,000	\$1,000,000	Area 1 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR03	Development	Playing Fields 2. Active open space reserve. Construction of 2 soccer pitches.	\$0	\$2,025,000	\$2,025,000	Area 1 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR04	Community	Pavilion 2. Construction of pavilion to serve Playing Fields 2.	\$0	\$1,000,000	\$1,000,000	Area 1 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR05	Development	Playing Fields 3 (Hub 2). Active open space reserve. Construction of 2 football/cricket ovals.	\$0	\$2,025,000	\$2,025,000	Area 1 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR06	Community	Pavilion 3 (Hub 2). Construction of pavilion to serve Playing Fields 3.	\$0	\$1,000,000	\$1,000,000	Area 1 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR07	Development	Playing Fields 4 (Hub 3). Active open space reserve. Construction of 4 soccer pitches.	\$0	\$3,625,000	\$3,625,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR08	Community	Pavilion 4 (Hub 3). Construction of pavilion to serve Playing Fields 4.	\$0	\$1,500,000	\$1,500,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR09	Development	Playing Fields 5 (Hub 4). Active open space reserve. Construction of 2 football/cricket ovals and 4 tennis courts.	\$0	\$2,375,400	\$2,375,400	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR10	Community	Pavilion 5 (Hub 4). Construction of pavilion to serve Playing Fields 5.	\$0	\$1,000,000	\$1,000,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR11	Development	Playing Fields 6 (Hub 5). Active open space reserve. Construction of 2 football/cricket ovals.	\$0	\$2,025,000	\$2,025,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR12	Community	Pavilion 6 (Hub 5). Construction of pavilion to serve Playing Fields 6.	\$0	\$1,000,000	\$1,000,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR13	Development	Playing Fields 7 (Hub 7). Active open space reserve. Construction of 2 football/cricket ovals.	\$0	\$2,025,000	\$2,025,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR14	Community	Pavilion 7 (Hub 7). Construction of pavilion to serve active playing fields 7.	\$0	\$1,000,000	\$1,000,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR15	Development	Playing Fields 8 (Hub 6). Active open space reserve. Construction of 2 football/cricket ovals and 4 tennis courts.	\$0	\$2,375,400	\$2,375,400	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
AR16	Community	Pavilion 8 (Hub 6). Construction of pavilion to serve active playing fields 8.	\$0	\$1,000,000	\$1,000,000	Area 2 forms the MCA for this facility.	When population growth triggers requirement for additional facilities.	Toolern Growth Area Social Infrastructure Estimates, ASR Research (Jan 2009).
Sub-Total			\$0	\$27,351,200	\$27,351,200			
OFF-ROAD PEDESTRIAN & CYCLE TRAILS								
TR01	Development	Concrete Shared Path including pavement, drainage and landscaping (3 metres wide, length 5,100 metres): West Bank of Toolern Creek from Bridge Road to Greigs Road	\$0	\$1,071,000	\$1,071,000	Areas 1, 2, and 3 form the MCA for this facility.	As required by access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
TR02	Development	Concrete Shared Path including pavement, drainage and landscaping (3 metres wide, length 4,200 metres): East bank of Toolern Creek from Bridge Road to Greigs Road	\$0	\$882,000	\$882,000	Areas 1, 2, and 3 form the MCA for this facility.	As required by access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
TR03	Development	Concrete Shared Path including pavement, drainage and landscaping (3 metres wide, length 6,565 metres): east-west linkages within Regional Park.	\$0	\$1,378,650	\$1,378,650	Areas 1, 2, and 3 form the MCA for this facility.	As required by access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
TR04	Development	Concrete Shared Path including pavement, drainage and landscaping (3 metres wide, length 1,520 metres): East bank of Toolern Creek from Melbourne-Ballarat Railway to Bridge Road	\$0	\$319,200	\$319,200	Areas 1, 2, and 3 form the MCA for this facility.	As required by access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
TR05	Development	Concrete Shared Path including pavement, drainage and landscaping (3 metres wide, length 1,030 metres): East bank of Toolern Creek from Western Freeway to Melbourne-Ballarat Railway.	\$0	\$216,300	\$216,300	Areas 1, 2, and 3 form the MCA for this facility.	As required by access demand.	Transport Modelling Report, Growth Area Planning Toolern Precinct Plans, Veitch Lister Consulting, 30 September 2008; Toolern Precinct Structure Plan Transport and Movement Study, Booz & Co, February 2008.
Sub-Total			\$0	\$3,867,150	\$3,867,150			
STRUCTURE PLANNING								
PL01	Development	Preparation of Precinct Structure Plan and Development Contributions Plan.	\$0	\$0	\$1,250,000	Areas 1, 2, 3 and 4 form the MCA for this facility.		
Sub-Total			\$0	\$0	\$1,250,000			
TOTAL			\$39,617,411	\$145,397,398	\$186,264,809			