

Redland City Council

Adopted Infrastructure Charges Resolution (No. 2.1) 2014

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Redland City Council Adopted Infrastructure Charges Resolution (No. 2.1) 2014

Part 1 Introduction

1. Short title

This resolution may be cited as *Redland City Council Adopted Infrastructure Charges Resolution (No. 2.1) 2014*.

2. Commencement

This resolution has effect on and from 30 June 2014.¹

3. Sustainable Planning Act 2009

(1) This resolution is made under the Planning Act by the Redland City Council as the following:

- (a) the local government, for the local government trunk infrastructure networks;
- (b) the distributor-retailer, for the distributor-retailer trunk infrastructure networks.

Editor's note—

- *For paragraph (a), see section 648D (Local government may decide matters about charges for infrastructure under State planning regulatory provision) of the Sustainable Planning Act 2009.*
- *For paragraph (b), see section 755KA (Distributor-retailer may decide matters about adopted infrastructure charge) of the Sustainable Planning Act 2009.*

(2) This resolution is to be read in conjunction with the following:

- (a) the Infrastructure SPRP;
- (b) the planning scheme.

(3) This resolution is attached to but does not form part of the planning scheme.

Editor's note—See section 648D(6) and (7) (Local government may decide matters about charges for infrastructure under State planning regulatory provision) of the Sustainable Planning Act 2009.

4. Purpose

The purpose of this resolution is to state the following:

¹ The making of this resolution by the local government was first notified in The Redland Times on 27 June 2014.

- (a) the adopted charges for providing the trunk infrastructure networks for development;
- (b) the levied charges to be levied for development for the demand placed on the trunk infrastructure networks;
- (c) matters relevant to the working out of an offset and refund for a trunk infrastructure contribution for the trunk infrastructure networks for development.

5. Interpretation

- (1) The dictionary in schedule 1 defines words used in this resolution.
- (2) A word not defined in this resolution which is defined in the Planning Act has the meaning given in the Planning Act.
- (3) A word not defined in this resolution or the Planning Act has the meaning given to it by the edition of the Macquarie Dictionary that is current at the date this resolution takes effect, subject to section 14A (Interpretation best achieving Act's purpose) of the *Acts Interpretation Act 1954* and section 14 (Applicable provisions) of the *Statutory Instruments Act 1992*.

Editor's note—Section 14A(1) (Interpretation best achieving Act's purpose) of the Acts Interpretation Act 1954, which provides that in the interpretation of a provision of an Act the interpretation that will best achieve the purpose of the Act is to be preferred to any other interpretation, applies to a statutory instrument under section 14 (Applicable provisions) of the Statutory Instruments Act 1992.

Part 2 Adopted charges

6. Purpose of part 2

Part 2 states the following:

- (a) the adopted infrastructure charges for providing trunk infrastructure networks for development (**adopted charge**);
- (b) the **trunk infrastructure networks**, which are the following:
 - (i) the trunk infrastructure for the transport, public parks and land for community facilities and stormwater infrastructure networks (**local government trunk infrastructure networks**);
 - (ii) the trunk infrastructure for the distributor-retailer's water service and wastewater service (**distributor-retailer trunk infrastructure networks**);
- (c) the date the adopted charges take effect (**applicable date**);
- (d) the part of the local government area to which the adopted charges apply (**applicable area**);
- (e) the uses to which the adopted charges apply (**applicable use**).

7. Adopted charges

The adopted charges are stated in schedule 2 for the following:

- (a) for the local government, for providing the local government trunk infrastructure networks;
- (b) for the distributor-retailer, for providing the distributor-retailer trunk infrastructure networks.

Editor's note—

- *For paragraph (a), see section 648D(1)(a) (Local government may decide matters about charges for infrastructure under State planning regulatory provision) of the Sustainable Planning Act 2009.*
- *For paragraph (b), see section 755KA(1) (Distributor-retailer may decide matters about adopted infrastructure charge) of the Sustainable Planning Act 2009.*

8. Trunk infrastructure networks for the adopted charges

The trunk infrastructure networks are specified in an **infrastructure planning instrument** which comprises the following:

- (a) the **local government infrastructure planning instrument**—the priority infrastructure plan;
- (b) the **distributor-retailer infrastructure planning instrument**—the following:

- (i) the distributor-retailer's water netserv plan under the SEQ Water Act;
- (ii) the interim connections policy and schedule of works under the SEQ Water Act adopted by the distributor-retailer if paragraph (i) is not applicable;
- (iii) the local government's priority infrastructure plan, if paragraphs (i) and (ii) are not applicable.

Editor's note— Section 14B(1) (Use of extrinsic material in interpretation) of the Acts Interpretation Act 1954, which provides that the interpretation of a provision of an Act, consideration may be given to extrinsic material capable of assisting in the interpretation, applies to a statutory instrument under section 14 (Applicable provisions) of the Statutory Instruments Act 1992.

9. Applicable date for the adopted charges

- (1) The applicable date for the adopted charges is 1 July 2014.
- (2) For the avoidance of doubt the adopted infrastructure charges for providing trunk infrastructure networks in effect immediately before the making of this resolution remain in effect immediately before the applicable date.

10. Applicable area for the adopted charges

The applicable area for the adopted charges is all of the local government area.

Editor's note—See section 648D(1)(c) (Local government may decide matters about charges for infrastructure under State planning regulatory provision) of the Sustainable Planning Act 2009.

Editor's note—See section 755KA(1)(b) (Distributor-retailer may decide matters about adopted infrastructure charge) of the Sustainable Planning Act 2009.

11. Applicable uses for the adopted charges

- (1) The applicable uses under the planning scheme to which the adopted charges apply are stated in schedule 3.
- (2) The Redland City Council is to include a use under the planning scheme which is included in the 'Other uses' charge category in schedule 3, column 1 in a charge category permitted under the Infrastructure SPRP based on an assessment of the use and the demand placed upon the trunk infrastructure networks.
- (3) The Redland City Council has indicatively included the uses under the planning scheme in schedule 3, column 3 and column 4 which are identified as an 'other use' in schedule 3, column 2 in the charge category permitted under the Infrastructure SPRP stated in schedule 3, column 1, subject to an assessment of the use and the demand placed upon the trunk infrastructure networks.

Editor's note—See schedule 1, column 2 and column 3, 'Other uses', of the State Planning Regulatory Provision (adopted charges).

Part 3 Levied charges

12. Purpose of part 3

Part 3 states the following:

- (a) the applicable development for which adopted charges may be levied by the Redland City Council for development for the demand placed upon the respective trunk infrastructure networks (**levied charge**);
- (b) the method to be applied by the Redland City Council for working out the levied charge including the following:
 - (i) the adopted charge to be applied (**applied adopted charge**);
 - (ii) the additional demand placed upon the respective trunk infrastructure networks which will be generated by the development (**additional demand**);
 - (iii) the discount to be applied for a financial contribution (**prescribed financial contribution**):
 - (A) provided for in relation to a trunk infrastructure network under a planning scheme policy of the Redland City Council;
 - (B) required by a condition of a previous development approval given by the Redland City Council before 1 July 2011 and which has not lapsed;
 - (C) which has been paid to the Redland City Council or otherwise satisfied under an infrastructure agreement between the applicant for the previous development approval and the Redland City Council for the provision of land, work or money for a trunk infrastructure network; and
 - (D) which has not been reimbursed or otherwise previously applied against another financial contribution;
- (c) the method to be applied by the Redland City Council for working out the increase in the levied charge from the day the levied charge is levied to the day the levied charge is paid (**automatic increase**).

13. Applicable development for the levied charge

- (1) The levied charge may be levied for the following development:
 - (a) reconfiguring a lot;
 - (b) material change of use of premises;
 - (c) carrying out of building work.

Editor's note—See section 2.2 (Development for which maximum adopted charges may be levied) of the State Planning Regulatory Provision (adopted charges).

- (2) The levied charge is not to be levied for the following:
- (a) development in a priority development area under the *Economic Development Act 2012*;
 - (b) work or use of land authorised under the *Mineral Resources Act 1989*, the *Petroleum Act 1923*, the *Petroleum and Gas (Production and Safety) Act 2004* or the *Greenhouse Gas Storage Act 2012*.

Editor's note—See section 648E (When adopted infrastructure charge cannot be levied) of the Sustainable Planning Act 2009.

14. Working out the levied charge

- (1) The levied charge for the development is to be worked out by the Redland City Council as follows:

$$LC = (AC \times AD) - D$$

Where:

LC is the levied charge for the development, which cannot be less than zero.

AC is the applied adopted charge for the development.

AD is the additional demand for the development.

D is the discount for the prescribed financial contribution.

- (2) The levied charge is to be worked out for the respective trunk infrastructure networks as follows:
- (a) for each of the local government trunk infrastructure networks collectively;
 - (b) for each of the distributor-retailer trunk infrastructure networks.

15. Working out the applied adopted charge

The applied adopted charge for the development is to be worked out by the Redland City Council for the respective trunk infrastructure networks by applying the following:

- (a) the adopted charge in schedule 2, if paragraph (b) does not apply;
- (b) the applied adopted charge for particular uses in schedule 4, if the local government considers that it should be applied having regard to the additional demand placed upon the respective trunk infrastructure networks which will be generated by the development.

16. Working out the additional demand

- (1) The additional demand for the development is to be worked out by the Redland City Council for the respective trunk infrastructure networks as follows:

$$AD = DD - DC$$

Where:

AD is the additional demand.

DD is the demand placed upon the respective trunk infrastructure networks which will be generated by the development (**development demand**).

DC is the demand placed upon the respective trunk infrastructure networks generated by previous development if applicable (**demand credit**).

- (2) The development demand is worked out using the relevant unit of calculation for an adopted charge for the development in schedule 2 (**demand unit**).
- (3) The demand credit for previous development is to be worked out using the following:
 - (a) for a proposed material change of use or building work, the greater of the following:
 - (i) if the premises is subject to an existing use which is lawful and already taking place on the premises (**existing lawful use**) that places demand upon the respective trunk infrastructure networks, the demand generated for the existing lawful use using the applicable demand units for the use;
 - (ii) if the premises is subject to a previous use which was lawful at the time it was carried out and is no longer taking place on the premises (**previous lawful use**) that placed demand upon the respective trunk infrastructure networks, the demand generated for the previous lawful use using the applicable demand units for the use;
 - (b) for a proposed reconfiguring a lot, the demand generated for each existing lot of the premises which is serviced by the respective trunk infrastructure networks.

Editor's note—

- *See section 648D(1)(d) (Local government may decide matters about charges for infrastructure under State planning regulatory provision) of the Sustainable Planning Act 2009.*

- (4) The demand credit for an existing lawful use or previous lawful use under subsection 3(a) is to be worked out by the Redland City Council prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (a) an applicant which is seeking the demand credit for the existing lawful use or previous lawful use is to:

- (i) give a notice in the prescribed form to the Redland City Council which provides evidence of the existing lawful use or previous lawful use and the calculation of the demand credit; and
- (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include the Redland City Council's costs for determining the demand credit.

(b) the Redland City Council is to:

- (i) determine if a demand credit for the existing lawful use or previous lawful use is applicable to the development;
- (ii) work out the demand credit for the existing lawful use or previous lawful use if applicable; and
- (iii) give a notice to the applicant stating the outcome of the Redland City Council's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

- (5) A demand credit is only to be provided to a maximum amount equal to the development demand.

17. Working out the discount for the prescribed financial contribution

- (1) The amount of the discount for the prescribed financial contribution is to be worked out by the Redland City Council as follows:

$$D = PFC - (AC \times DC)$$

Where:

D is the discount which cannot be less than zero.

PFC is the amount of the prescribed financial contribution.

AC is the applied adopted charge for the proposed development worked out under section 15 (Working out the applied adopted charge).

DC is the demand credit if applicable worked out under section 16 (Working out the additional demand).

- (2) The discount for the prescribed financial contribution is to be worked out by the Redland City Council prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (a) an applicant which is seeking the discount for the prescribed financial contribution is to:
 - (i) give a notice in the prescribed form to the Redland City Council which provides evidence of the prescribed financial contribution and the calculation of the discount; and

- (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include the Redland City Council's costs for determining the discount for the prescribed financial contribution.

- (b) the Redland City Council is to:

- (i) determine if the discount for a prescribed financial contribution is applicable to the development;
- (ii) work out the discount for the prescribed financial contribution if applicable; and
- (iii) give a notice to the applicant stating the outcome of the Redland City Council's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

18. Working out the automatic increase

- (1) The automatic increase of the levied charge is to be worked out by the Redland City Council as the amount which is equal to the increase calculated by using the index stated in the Planning Act.

Editor's note—

- See section 648D(9)(a) and (10) (Local government may decide matters about charges for infrastructure under State planning regulatory provision) of the Sustainable Planning Act 2009.
- See section 755KA(2) to (4) (Distributor-retailer may decide matters about adopted infrastructure charge) of the Sustainable Planning Act 2009.

- (2) However the amount of the automatic increase of the levied charge must not be more than the amount of the increase prescribed by the Planning Act.

Editor's note—

- See section 648D(9)(b) (Local government may decide matters about charges for infrastructure under State planning regulatory provision) of the Sustainable Planning Act 2009.
- See section 755KA(3) and (4) (Distributor-retailer may decide matters about adopted infrastructure charge) of the Sustainable Planning Act 2009.

Part 4 Offset and refund for trunk infrastructure

19. Purpose of part 4

Part 4 states the following matters relevant to the working out of an offset or refund for the provision of trunk infrastructure for the respective trunk infrastructure networks for development:

- (a) the criteria for trunk infrastructure to be applied by the Redland City Council in deciding if development infrastructure is trunk infrastructure (**identified trunk infrastructure criteria**);
- (b) the method to be applied by the Redland City Council for working out the establishment cost of trunk infrastructure for an offset or refund where an applicant is required under a condition of a relevant approval to provide land or work for the following trunk infrastructure (**trunk infrastructure contribution**):

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (i) **identified trunk infrastructure**—development infrastructure which is identified in the respective infrastructure planning instrument;

Editor's note—

- *For the local government, see section 649(1) (Conditions local governments may impose for necessary trunk infrastructure) of the Sustainable Planning Act 2009.*
- *For the distributor-retailer, see sections 755O (Application of particular provisions—generally) and 755Q (Application of s 649) of the Sustainable Planning Act 2009.*

- (ii) **different trunk infrastructure**—development infrastructure which:

- (A) is an alternative to the identified trunk infrastructure; and
- (B) delivers the same desired standards of service for the network of development infrastructure stated in the respective infrastructure planning instrument;

Editor's note—

- *For the local government, see section 649(2) (Conditions local governments may impose for necessary trunk infrastructure) of the Sustainable Planning Act 2009.*
- *For the distributor-retailer, see sections 755O (Application of particular provisions—generally) and 755Q (Application of s 649) of the Sustainable Planning Act 2009.*

- (iii) **necessary trunk infrastructure**—development infrastructure which is not identified trunk infrastructure or different trunk infrastructure that satisfies the identified trunk infrastructure criteria and is necessary to service development;
 - (iv) **prescribed trunk infrastructure**—development infrastructure which is not identified trunk infrastructure, different trunk infrastructure or necessary trunk infrastructure that becomes trunk infrastructure under the Planning Act;
- (c) whether an offset or refund applies and if so the details of the offset and refund and the timing of the offset and refund.

20. Identified trunk infrastructure criteria

The identified trunk infrastructure criteria for deciding that development infrastructure is trunk infrastructure are the following:

- (a) that the development infrastructure is necessary to service development:
 - (i) consistent with the assumptions about the type, scale, location or timing of future development stated in the respective infrastructure planning instrument; and
 - (ii) for the local government trunk infrastructure networks, the premises completely inside the priority infrastructure area in the priority infrastructure plan; and
 - (iii) for the distributor-retailer trunk infrastructure networks, the premises completely inside the connections area which is the following:
 - (A) the connections area and future connections area in the distributor-retailer's water netserv plan under the SEQ Water Act;
 - (B) the connections area and future connections area in the distributor-retailer's interim connections policy under the SEQ Water Act if paragraph (A) is not applicable;
 - (C) the local government's priority infrastructure plan, if paragraphs (A) and (B) are not applicable;
 - (D) the priority infrastructure area specified in the Infrastructure SPRP if paragraphs (A), (B) and (C) are not applicable;
- (b) that the development infrastructure complies with the criteria stated in schedule 5.

21. Working out the establishment cost

The establishment cost for a trunk infrastructure contribution is to be worked out by the Redland City Council using the following:

- (a) for the calculation of the establishment cost—the method in section 22 (Calculation of the establishment cost);

- (b) for the recalculation of the establishment cost for work calculated under paragraph (a)—the method in section 23 (Recalculation of the establishment cost for work);
- (c) for the recalculation of the establishment cost for land calculated under paragraph (a)—the method in section 24 (Recalculation of the establishment cost for land).

22. Calculation of the establishment cost

- (1) The establishment cost for a trunk infrastructure contribution is to be worked out by the Redland City Council using any of the following:
 - (a) the planned estimate of the trunk infrastructure contribution;
 - (b) a cost-based estimate of the establishment cost for the trunk infrastructure contribution determined by the Redland City Council using first principles estimating;
 - (c) an estimate of the establishment cost for the trunk infrastructure contribution reasonably determined by the Redland City Council.
- (2) The **planned estimate** of the trunk infrastructure contribution if:
 - (a) the whole of an item of identified trunk infrastructure—is the **planned cost** being the amount of the value of the item stated in schedule 6;
 - (b) part of an item of identified trunk infrastructure—is the estimate of the proportion of the planned cost of the item of identified trunk infrastructure applicable to the trunk infrastructure contribution having regard to the method used by the Redland City Council to work out the planned cost of the item of identified trunk infrastructure stated in the respective infrastructure planning instrument; and
 - (c) different trunk infrastructure, necessary trunk infrastructure or prescribed trunk infrastructure—is the estimate of the planned cost of the infrastructure having regard to the method used by the Redland City Council to work out the planned cost of the identified trunk infrastructure for the network of development infrastructure stated in the respective infrastructure planning instrument.

23. Recalculation of the establishment cost for work

Market cost

- (1) The establishment cost for a trunk infrastructure contribution for work may be recalculated by the Redland City Council at the request of the applicant by using the market cost for the work.
- (2) The **market cost** for the work is the estimate of the cost of the design and construction of the work:
 - (a) including the following:
 - (i) the construction cost for the work;

- (ii) construction on costs for the work which do not exceed the maximum construction on costs stated in schedule 7 for the following:
 - (A) the cost of survey for the work;
 - (B) the cost of geotechnical investigations for the work;
 - (C) the cost of only detailed design for the work;
 - (D) the cost of project management and contract administration;
 - (E) the cost of environmental investigations for the work;
 - (F) a portable long service leave payment for a construction contract for the work;
- (iii) risk and contingencies which do not exceed 10% for the cost of that part of the work in a construction contract which is subject to a contingency.

Example—

- *A construction contract for a trunk road infrastructure network item may state a contingency for pavement design and service relocation.*
- *A construction contract for a trunk water supply infrastructure network item may state a contingency for design and trenching.*

- (b) excluding the following:
 - (i) the planning of the work;
 - (ii) a cost of carrying out temporary infrastructure;
 - (iii) a cost of carrying out other infrastructure which is not part of the trunk infrastructure contribution;
 - (iv) a cost of the decommissioning, removal and rehabilitation of infrastructure identified in paragraphs (ii) and (iii);
 - (v) a part of the trunk infrastructure contribution provided by:
 - (A) the Redland City Council; or
 - (B) a person, other than the applicant or a person engaged by the applicant;
 - (vi) a cost to the extent that GST is payable and an input tax credit can be claimed for the work;

- (vii) a cost attributable directly or indirectly to the failure of an applicant or a person engaged by the applicant to perform and fulfil a relevant approval for the work;
Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.
- (viii) a cost caused or contributed to by a negligent or wilful act or omission by the applicant or a person engaged by the applicant;
- (ix) a cost of carrying out development infrastructure which is only made necessary by the development and does not contribute to the function of the trunk infrastructure item;
- (x) a cost of carrying out trunk infrastructure which relates to another development infrastructure network;
- (xi) a cost of carrying out development infrastructure which is replacing existing infrastructure with different infrastructure in another development infrastructure network;
- (xii) a cost of carrying out development infrastructure in excess of the desired standard of service for the network of development infrastructure stated in the respective infrastructure planning instrument;
- (xiii) a cost of existing development infrastructure which services or is planned to service existing or future demand that is replaced by the trunk infrastructure contribution.

Determining the market cost

- (3) The Redland City Council is to, prior to the applicant starting the construction of the work, determine the market cost for the work as follows:
 - (a) the applicant is to:
 - (i) for a trunk infrastructure contribution up to \$5,000 (exclusive of GST)—obtain at least one written quotation for the work;
 - (ii) for a trunk infrastructure contribution more than \$5,000 (exclusive of GST) but not more than \$200,000 (exclusive of GST)—obtain:
 - (A) at least three written quotations for the work;
 - (B) evidence that the supplier or contractor has appropriate insurances, licences, work health and safety and quality assurance systems in place;
 - (iii) for a trunk infrastructure contribution more than \$200,000 (exclusive of GST)—undertake an open tender process for the work;

- (b) the applicant is to:
- (i) for a trunk infrastructure contribution up to \$200,000 (exclusive of GST), give to the Redland City Council a notice in the prescribed form which states the following:
 - (A) the quotations process under paragraph (a)(i) and (ii) have been conducted;
 - (B) the quotations received;
 - (C) the evidence of the appropriate insurances, licences, work health and safety and quality assurance systems of the supplier or contractor;
 - (D) the applicant's preferred quotation;
 - (E) the applicant's reason for the preferred quotation;
 - (F) the terms of the construction contract for the work;
 - (G) a plan for each development infrastructure network clearly showing the extent of the work for which an offset is sought;
 - (H) the applicant's calculation of the market cost for the work;
 - (ii) for a trunk infrastructure contribution more than \$200,000 (exclusive of GST), give to the Redland City Council a notice in the prescribed form which states the following:
 - (A) an open tender process required under paragraph (a)(iii) has been conducted;
 - (B) the tenders received;
 - (C) the applicant's preferred tenderer;
 - (D) the applicant's reason for the preferred tenderer;
 - (E) the terms of the construction contract for the work;
 - (F) a plan for each development infrastructure network clearly showing the extent of the work for which an offset is sought;
 - (G) the applicant's calculation of the market cost for the work; and
 - (iii) pay the prescribed fee;
- Editor's note—The prescribed fee may include the Redland City Council's costs for determining the market cost.*
- (c) the Redland City Council may, within 15 business days of the date the notice under paragraph (b) is received by the Redland City Council, give a notice to the applicant which states that the applicant is to provide to

the Redland City Council a document to enable the Redland City Council to determine the market cost including without limitation the following:

- (i) details in respect of a construction contract for the work;
- (ii) a plan for each development infrastructure network clearly showing the scope of the work for which an offset is sought;
- (d) the applicant is to comply with a notice given by the Redland City Council to the applicant under paragraph (c);
- (e) the Redland City Council is to as soon as reasonably practicable determine the market cost acting reasonably having regard to the matters in paragraphs (a) to (d);
- (f) the Redland City Council after determining the market cost is to as soon as reasonably practicable:
 - (i) give to the applicant a notice which states the following:
 - (A) the Redland City Council's calculation of the market cost for the work and the reason for any difference from the applicant's calculation;
 - (B) the establishment cost for the work; and
 - (ii) issue an amended infrastructure charges notice.

Adjustment of the establishment cost

- (4) The Redland City Council is to, after the completion of the construction of the work and prior to the date for the payment of a levied charge, determine an adjustment to the establishment cost as follows:
 - (a) this subsection only applies to a cost of work (***prescribed cost***) if the cost:
 - (i) would have formed part of the market cost used to work out the establishment cost for the work; and
 - (ii) was not included in the market cost used to work out the establishment cost or was included in the market cost used to work out the establishment cost but was for an amount less than the prescribed cost; and
 - (iii) was included in the market cost used to work out the establishment cost but was subject to a contingency stated in subsection (2)(a)(iii);
 - (b) the applicant may, prior to 15 business days after the applicant has completed the work:
 - (i) give to the Redland City Council a single notice which is to state the following:
 - (A) that the applicant requests that the Redland City Council adjust the establishment cost to take account of the prescribed cost;

- (B) all information reasonably necessary to establish the calculation of the prescribed cost and that the cost is a prescribed cost;
 - (C) the applicant's calculation of the prescribed cost; and
- (ii) pay the prescribed fee if paragraph (i) applies;

Editor's note—The prescribed fee may include the Redland City Council's costs for determining whether the establishment cost is to be adjusted.

- (c) the Redland City Council may, within 15 business days of the date the notice under paragraph (b) is received by the Redland City Council, give a notice to the applicant which states that the applicant is to provide to the Redland City Council a document to enable the Redland City Council to determine the value of an adjusted establishment cost;
- (d) the applicant is to comply with a notice given by the Redland City Council to the applicant under paragraph (c);
- (e) the Redland City Council is to as soon as reasonably practicable determine whether the establishment cost is to be adjusted acting reasonably having regard to the matters in paragraphs (a) to (d);
- (f) the Redland City Council after determining whether the establishment cost is to be adjusted, is to as soon as reasonably practicable:
 - (i) give to the applicant a notice which states the following:
 - (A) the Redland City Council's calculation of the adjusted establishment cost for the work and the reason for any difference from the applicant's calculation;
 - (B) the establishment cost for the work; and
 - (ii) issue an amended infrastructure charges notice.

Dispute process

- (5) An applicant may, within 10 business days of the date of a notice under subsections (3)(f) or 4(f):
 - (a) give to the Redland City Council a notice in the prescribed form stating that it disputes the Redland City Council's recalculation of the establishment cost for the work; and
 - (b) pay the prescribed fee.

Editor's note—The prescribed fee may include the Redland City Council's costs for the dispute process including the cost of the independent registered quantity surveyor.
- (6) The Redland City Council and the applicant are to take the following action to resolve the dispute:

- (a) the Redland City Council is to appoint an independent registered quantity surveyor to determine the establishment cost for the work in accordance with this section;
- (b) the Redland City Council and the applicant are to cooperate in good faith with the independent registered quantity surveyor;
- (c) the Redland City Council and the applicant are to accept the independent registered quantity surveyor's determination of the establishment cost for the work;
- (e) the Redland City Council is to, as soon as reasonably practicable:
 - (i) give to the applicant a notice which states the establishment cost for the work determined by the independent registered quantity surveyor; and
 - (ii) issue an amended infrastructure charges notice.

24. Recalculation of the establishment cost for land

- (1) The establishment cost for a trunk infrastructure contribution for land may be recalculated by the Redland City Council at the request of the applicant using the current market value of the land.
- (2) The **current market value** of the land is the difference, determined by using the before and after method of valuation of the whole of the subject premises, between the value of the subject premises including the land and the value of the subject premises excluding the land.
- (3) The Redland City Council is to, prior to the date of payment of the levied charge, determine the market value of the land as follows:
 - (a) the applicant is to provide to the Redland City Council the following:
 - (i) a notice in the prescribed form requesting the recalculation of the establishment cost for the land;
 - (ii) a valuation of the land undertaken by a certified practicing valuer;
 - (iii) the prescribed fee;

Editor's note—The prescribed fee may include the Redland City Council's costs of the recalculation process including the cost of the registered valuer and independent certified practicing valuer.
 - (b) the Redland City Council may, if the matters in paragraph (a) are satisfied, refer the valuation to a registered valuer to assess whether the valuation is consistent with the current market value;
 - (c) the Redland City Council is to decide whether to:
 - (i) accept the valuation; or
 - (ii) reject the valuation;

- (d) the Redland City Council is to, if it accepts the valuation:
 - (i) give to the applicant a notice stating the establishment cost for the land; and
 - (ii) index the establishment cost for the land using the CPI from the date of the accepted valuation to the date stated in the amended infrastructure charges notice;
- (e) the Redland City Council is to, if it rejects the valuation, refer the valuation to an independent certified practicing valuer to:
 - (i) assess whether the valuation is consistent with the current market value; and
 - (ii) undertake a valuation of the land if the valuation is assessed as not consistent with the current market value;
- (f) the Redland City Council is to, upon the determination of the independent certified practicing valuer's valuation:
 - (i) give to the applicant a notice stating the establishment cost for the land;
 - (ii) index the establishment cost for the land using the CPI from the date of the independent certified practicing valuer's valuation to the date stated in the amended infrastructure charges notice; and
 - (iii) issue an amended infrastructure charges notice;
- (g) the Redland City Council however is not required to refer the valuation to the registered valuer or the independent certified practising valuer if the applicant has not paid to the Redland City Council the prescribed fee including the costs of the registered valuer under paragraph (b) and the independent certified practicing valuer under paragraph (e).

25. Application of an offset and refund

- (1) The following apply if a trunk infrastructure contribution services or is planned to service premises other than premises the subject of the relevant approval and an adopted charge applies to the development the subject of the relevant approval:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

 - (a) an **offset**—where the establishment cost for the trunk infrastructure contribution is equal to or less than the levied charge;
 - (b) a **refund**—where the establishment cost for the trunk infrastructure contribution is more than the levied charge.
- (2) For the purpose of determining the application of an offset or refund under this section and section 26 (Details of an offset and refund), the trunk infrastructure contribution and levied charge for the following:
 - (a) the local government trunk infrastructure networks—are only applicable to the local government trunk infrastructure networks;

- (b) the distributor-retailer trunk infrastructure networks—are only applicable to the distributor-retailer trunk infrastructure networks.

Editor's note—The establishment cost for the trunk infrastructure contributions for the local government trunk infrastructure networks cannot be offset against the levied charge for the distributor-retailer trunk infrastructure networks and vice versa.

26. Details of an offset and refund

- (1) If an offset applies, the establishment cost for the trunk infrastructure contribution is to be worked out by the Redland City Council in accordance with section 21 (Working out the establishment cost).
- (2) If a refund applies, the proportion of the establishment cost for the trunk infrastructure contribution that may be apportioned reasonably to users of premises other than the premises the subject of the relevant approval (**prescribed proportion**) is to be worked out by the Redland City Council using any of the following:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (a) an estimate of the prescribed proportion reasonably determined by the Redland City Council;
- (b) the following method for the relevant trunk infrastructure network:

$$PP = \frac{(TD - PD)}{TD}$$

Where:

- (i) For a trunk infrastructure contribution for sewerage infrastructure:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the sewerage network expressed in ET of the users of the premises the subject of the relevant approval, to be worked out by using the sewerage network demand generation rate for development stated in the distributor-retailer infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the sewerage network expressed in ET of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (ii) For a trunk infrastructure contribution for water supply infrastructure:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the water supply network expressed in ET of the users of the premises

the subject of the relevant approval, to be worked out by using the water supply network demand generation rate for development stated in the distributor-retailer infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the water supply network expressed in ET of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (iii) For a trunk infrastructure contribution for the public parks network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the public parks network expressed in EP of the users of the premises the subject of the relevant approval, to be worked out by using the public parks network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand for trunk infrastructure for the public parks network expressed in EP of the users of premises in the park service catchment which is apportioned to the trunk infrastructure contribution, to be worked out by the Redland City Council as follows:

$$TD = \frac{PPA \times TAD}{TPA}$$

Where:

TD is the total apportioned demand.

PPA is the area of the trunk infrastructure contribution.

TPA is the total area of all identified trunk infrastructure for the public parks network in the park service catchment stated in the local government infrastructure planning instrument.

TAD is the total assumed demand at 2025 for trunk infrastructure for the public parks network in the park service catchment stated in the local government infrastructure planning instrument.

park service catchment is the service catchment for the public parks network in the local government infrastructure planning instrument in which the trunk infrastructure contribution is located.

- (iv) For a trunk infrastructure contribution for the land for the community facilities network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the land for the community facilities network expressed in EP of the users of the premises the subject of the relevant approval, to be worked out by using the land for the community facilities network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the land for the community facilities network expressed in EP of the users of premises in the community facilities service catchment which is apportioned to the trunk infrastructure contribution, to be worked out by the Redland City Council as follows:

$$TD = \frac{CFA \times TAD}{TCA}$$

Where:

TD is the total apportioned demand.

CFA is the area of the trunk infrastructure contribution.

TCA is the total area of all identified trunk infrastructure for the land for the community facilities network in the community facilities service catchment stated in the local government infrastructure planning instrument.

TAD is the total assumed demand at 2025 for trunk infrastructure for the land for the community facilities network in the community facilities service catchment stated in the local government infrastructure planning instrument.

community facilities service catchment is the service catchment for the land for the community facilities network in the local government infrastructure planning instrument in which the trunk infrastructure contribution is located.

- (v) For a trunk infrastructure contribution for the local roads network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the local roads network expressed in nett trips per day of the users of the premises the subject of the relevant approval, to be worked out by using the local roads network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand at 2021 expressed in nett trips per day of the users of premises apportioned to the trunk infrastructure contribution, to be worked out by using the Redland PIP Traffic Model referenced in the Redland Shire Arterial Roads - Design Traffic Forecasts, Veitch Lister Consulting (April 2007), to calculate the demand of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (vi) For a trunk infrastructure contribution for the cycleways network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the cycleways network expressed in EP of the users of the premises the subject of the relevant approval, to be worked out by using the cycleways network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand at 2021 expressed in EP of the users of premises apportioned to the trunk infrastructure contribution, to be worked out by using the method for determining the users of the cycleways network in the local government infrastructure planning instrument to calculate the demand of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (vii) For a trunk infrastructure contribution for the stormwater network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the stormwater network expressed in impervious area per hectare of the use of the premises the subject of the relevant approval, to be worked out by the Redland City Council by using the stormwater network demand generation rate stated in the local government infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the stormwater network expressed in impervious area per hectare of the use of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

27. Timing of an offset and refund

- (1) An applicant entitled to an offset or refund for the trunk infrastructure contribution is to:

- (a) give to the Redland City Council a notice in the prescribed form which states the following:

- (i) the date the trunk infrastructure contribution the subject of an offset or refund was lawfully completed;
- (ii) that the trunk infrastructure contribution has been provided in accordance with the relevant approval for the trunk infrastructure contribution; and

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (b) pay the prescribed fee.

Editor's note—The prescribed fee may include the Redland City Council's costs for determining the matters in subsection (1)(a).

- (2) The Redland City Council is to as soon as is reasonably practicable after receiving a notice under subsection (1):
 - (a) determine whether the trunk infrastructure contribution has satisfied the matters in subsection (1)(a); and
 - (b) give to the applicant a notice stating the outcome of the Redland City Council's determination.
- (3) The Redland City Council, if satisfied of the matters in subsection (1)(a), is to unless otherwise provided for in an infrastructure agreement:
 - (a) for an offset—set off the establishment cost for the trunk infrastructure contribution against the levied charge when the levied charge stated in the infrastructure charges notice is payable under the Planning Act;
 - (b) for a refund—give the refund when stated in the infrastructure charges notice.
- (4) The Redland City Council has adopted a policy position in relation to the determination in an infrastructure charges notice of when a refund is to be given by the Redland City Council to achieve the following policy objectives:
 - (a) to seek to integrate the Redland City Council's land use and infrastructure plans;
 - (b) to implement the respective infrastructure planning instruments as the basis for the Redland City Council's trunk infrastructure funding;
 - (c) to implement infrastructure funding which is equitable and accountable and financially sustainable for the Redland City Council.
- (5) The Redland City Council's policy position in relation to the determination in an infrastructure charges notice of when a refund is to be given by the local government and related matters is as follows:
 - (a) for a trunk infrastructure contribution for identified trunk infrastructure or different trunk infrastructure which is provided before or in the planned date or period for the trunk infrastructure contribution stated in the respective infrastructure planning instrument:
 - (i) the following payment triggers achieve the Redland City Council's policy objectives:
 - (A) for a refund which is an amount that is \$1 million or less—the refund may be given by 30 September of the year following the end of the relevant planned date or period for the trunk infrastructure contribution;
 - (B) for a refund which is an amount that is more than \$1 million but not more than \$10 million—the refund may be given annually over 3 years in equal payments by 30 September in each year commencing in the year following the end of the relevant planned date or period for the trunk infrastructure contribution;

- (C) for a refund which is more than \$10 million—the refund may be given annually over 5 years in equal payments by 30 September in each year commencing in the year following the end of the relevant planned date or period for the trunk infrastructure contribution;
 - (ii) each amount to be paid under in paragraph (i) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (b) for a trunk infrastructure contribution for identified trunk infrastructure or different trunk infrastructure which is provided after the planned date or period for the trunk infrastructure contribution stated in the respective infrastructure planning instrument:
- (i) the following payment triggers achieve the Redland City Council's policy objectives:
 - (A) for a refund which is an amount that is \$1 million or less—the refund may be given by 30 September of the year following the completion of the trunk infrastructure contribution;
 - (B) for a refund which is an amount that is more than \$1 million but not more than \$10 million—the refund may be given annually over 3 years in equal payments by 30 September in each year commencing in the year following the completion of the trunk infrastructure contribution;
 - (C) for a refund which is more than \$10 million—the refund may be given annually over 5 years in equal payments by 30 September in each year commencing in the year following the completion of the trunk infrastructure contribution;
 - (ii) each amount to be paid under paragraph (i) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (c) for a trunk infrastructure contribution for necessary trunk infrastructure:
- (i) the Redland City Council is to estimate the period in which the trunk infrastructure contribution would have been planned to be provided had it been included in the infrastructure planning instrument having regard to the method used by the Redland City Council to work out the relevant planned date or period of items of identified trunk infrastructure for the network of development infrastructure stated in the respective infrastructure planning instrument (***specified date or period***);
 - (ii) the Redland City Council is to upon the completion of the trunk infrastructure contribution include the trunk infrastructure as existing trunk infrastructure in the respective infrastructure planning instrument;

- (iii) the following payment triggers achieve the Redland City Council's policy objectives:
 - (A) for a refund which is an amount that is \$1 million or less—the refund may be given by 30 September of the year following the end of the specified date or period for the trunk infrastructure contribution;
 - (B) for a refund which is an amount that is more than \$1 million but not more than \$10 million—the refund may be given annually over 3 years in equal payments by 30 September in each year commencing in the year following the end of the specified date or period for the trunk infrastructure contribution;
 - (C) for a refund which is more than \$10 million—the refund may be given annually over 5 years in equal payments by 30 September in each year commencing in the year following the end of the specified date or period for the trunk infrastructure contribution;
- (iv) each amount to be paid under paragraph (iii) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (d) for a trunk infrastructure contribution for prescribed trunk infrastructure:
 - (i) the Redland City Council is to upon the completion of the trunk infrastructure contribution include the trunk infrastructure as existing trunk infrastructure in the respective infrastructure planning instrument;
 - (ii) the payment trigger for a refund of 30 September of the year following the end of the planning horizon of the respective trunk infrastructure network in the respective infrastructure planning instrument plan achieves the Redland City Council's policy objectives;
 - (iii) the amount to be paid under paragraph (ii) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid.

Schedule 1 Dictionary

additional demand see section 12(b)(ii) (Purpose of part 3).

adopted charge see section 6(a) (Purpose of part 2).

applicable area see section 6(d) (Purpose of part 2).

applicable date see section 6(c) (Purpose of part 2).

applicable use see section 6(e) (Purpose of part 2).

applied adopted charge see section 12(b)(i) (Purpose of part 3).

automatic increase see section 12(c) (Purpose of part 3).

bedroom means an area of a building or structure which:

- (a) is used, designed or intended for use for sleeping but excludes a lounge room, dining room, living room, kitchen, water closet, bathroom, laundry, garage or plant room; or
- (b) can be used for sleeping such as a den, study, loft, media or home entertainment room, library, family or rumpus room or other similar space.

community facilities service catchment see section 26(2)(b)(iv) (Details of an offset and refund).

completion means the stage in the provision of a trunk infrastructure contribution by an applicant when the local government is satisfied that the trunk infrastructure contribution is complete other than for a minor omission and a minor defect which:

- (a) is not essential;
- (b) does not prevent the matter from being reasonably capable of being used for its intended purpose;
- (c) the local government determines the applicant has a reasonable basis for not promptly rectifying; and
- (d) the rectification of which will not prejudice the convenient use of the matter.

CPI (an acronym for consumer price index) means the following:

- (a) the consumer price index 6401.0 All Groups Brisbane published by the Australian Bureau of Statistics;
- (b) if an index described in paragraph (a) ceases to be published—another similar index prescribed by the local government.

Editor's note—Where the CPI has not been published for a calculation date the change in the CPI is to be determined by having regard to the index prior to the base date and the index prior to the calculation date.

current market value see section 24(2) (Recalculation of the establishment cost for land).

demand credit see section 16(1) (Working out the additional demand).

demand unit see section 16(2) (Working out the additional demand).

development demand see section 16(1) (Working out the additional demand).

different trunk infrastructure see section 19(b)(ii) (Purpose of part 4).

distributor-retailer means the Redland City Council which is the geographically-connected withdrawn council that is the successor to the former Southern SEQ Distributor-Retailer Authority (previously trading as Allconnex) under the SEQ Water Act.

distributor-retailer infrastructure planning instrument see section 8 (Trunk infrastructure networks for the adopted charges).

distributor-retailer trunk infrastructure networks see section 6(b)(ii) (Purpose of part 2).

dwelling has the meaning in the Infrastructure SPRP.

Editor's note—The term 'dwelling' is defined in the Infrastructure SPRP to mean "A building or part of a building used or capable of being used as a self-contained residence which must include the following:

- (a) food preparation facilities;
- (b) a bath or shower;
- (c) a toilet and wash basin;
- (d) clothes washing facilities.

This term includes outbuildings, structures and works normally associated with a dwelling."

EP (an acronym for equivalent persons) means the unit of demand which is represented by a single person.

establishment cost see section 21 (Working out the establishment cost).

ET (an acronym for equivalent tenement) means the unit of demand which is represented by a single detached dwelling.

existing lawful use see section 16(3)(a)(i) (Working out the additional demand).

GFA (an acronym for gross floor area) has the meaning in the Infrastructure SPRP.

Editor's note—The term 'gross floor area' is defined in the Infrastructure SPRP to mean "The total floor area of all storeys of a building (measured from the outside of the external walls or the centre of a common wall), other than areas used for the following:

- (a) building services, plant and equipment;*
- (b) access between levels;*
- (c) ground floor public lobby;*
- (d) a mall;*
- (e) the parking, loading and manoeuvring of motor vehicles;*
- (f) unenclosed private balconies whether roofed or not."*

identified trunk infrastructure criteria see section 19(a) (Purpose of part 4).

identified trunk infrastructure see section 19(b)(i) (Purpose of part 4).

impervious area per hectare means for the stormwater quality system, means the combined pollutant load equivalent to that generated by an impervious hectare of detached residential development.

infrastructure planning instrument see section 8 (Trunk infrastructure networks for the adopted charges).

Infrastructure SPRP means the State planning regulatory provision (adopted charges).

levied charge see section 12(a) (Purpose of part 3).

local government infrastructure planning instrument see section 8 (Trunk infrastructure networks for the adopted charges).

local government trunk infrastructure networks see section 6(b)(i) (Purpose of part 2).

market cost see section 23(2) (Recalculation of the establishment cost for work).

necessary trunk infrastructure see section 19(b)(iii) (Purpose of part 4).

offset see section 25(1)(a) (Application of an offset and refund).

park service catchment see section 26(2)(b)(iii) (Details of an offset and refund).

planned cost see section 22(2)(a) (Calculation of the establishment cost).

planned estimate see section 22(2) (Calculation of the establishment cost).

Planning Act means the *Sustainable Planning Act 2009*.

planning scheme means the *Redlands Planning Scheme*.

PPI (an acronym for producer price index) means the following:

(a) the producer price index for construction 6427.0 (ABS PPI) index number 3101—Road and Bridge construction index for Queensland published by the Australian Bureau of Statistics;

(b) if an index described in paragraph (a) ceases to be published—another similar index prescribed by the local government. *Editor's note—Where the PPI has not been published for a calculation date the change in the PPI is to be determined by having regard to the index prior to the base date and the index prior to the calculation date.*

prescribed cost see section 23(4)(a) (Recalculation of the establishment cost for work).

prescribed fee means a cost recovery fee prescribed by the local government.

prescribed financial contribution see section 12(b)(iii) (Purpose of part 3).

prescribed form means a form prescribed by the local government.

prescribed proportion see section 26(2) (Details of an offset and refund).

prescribed trunk infrastructure see section 19(b)(iv) (Purpose of part 4).

previous lawful use see section 16(3)(a)(ii) (Working out the additional demand).

priority infrastructure plan means *Redland Priority Infrastructure Plan 2011*.

refund see section 25(1)(b) (Application of an offset and refund).

SEQ Water Act means the *South-East Queensland Water (Distribution and Retail Restructuring) Act 2009*.

specified date or period see section 27(5)(c)(i) (Timing of an offset or refund).

suite means a number of connected rooms one of which is a bedroom in which an individual or a group of two or more related or unrelated people reside with the common intention to live together on a long term basis and who make common provision for food or other essentials for living.

trunk infrastructure contribution see section 19(b) (Purpose of part 4).

trunk infrastructure networks see section 6(b) (Purpose of part 2).

Schedule 2 Adopted charges

Table A Adopted charge for reconfiguring a lot

Column 1 Demand unit	Column 2 Distributor-retailer adopted charge (\$ per demand unit)		Column 2 Local government adopted charge (\$ per demand unit)
	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	Transport, public parks and land for community facilities and stormwater trunk infrastructure networks
Lot	5,040	840	22,120

Table B Adopted charge for a residential use

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 Distributor-retailer adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Residential charge category					
Dwelling house	1 or 2 bedroom dwelling	20,000	3,600	600	15,800
	3 or more bedroom dwelling	28,000	5,040	840	22,120
Dual occupancy	1 or 2 bedroom dwelling	20,000	3,600	600	15,800
	3 or more bedroom dwelling	28,000	5,040	840	22,120
Caretaker's accommodation	1 or 2 bedroom dwelling	20,000	3,600	600	15,800
	3 or more bedroom dwelling	28,000	5,040	840	22,120
Multiple dwelling	1 or 2 bedroom dwelling	20,000	3,600	600	15,800
	3 or more bedroom dwelling	28,000	5,040	840	22,120

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 Distributor-retailer adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Accommodation (short-term) charge category					
Hotel (residential component)	Suite with 1 or 2 bedrooms	10,000	1,800	300	7,900
	Suite with 3 or more bedrooms	14,000	2,520	420	11,060
	Bedroom that is not within a suite	10,000	1,800	300	7,900
Short-term accommodation	Suite with 1 or 2 bedrooms	10,000	1,800	300	7,900
	Suite with 3 or more bedrooms	14,000	2,520	420	11,060
	Bedroom that is not within a suite	10,000	1,800	300	7,900
Tourist park	1 or 2 tent or caravan sites	10,000	1,800	300	7,900
	3 or more tent or caravan sites	14,000	2,520	420	11,060
	1 or 2 bedroom cabin	10,000	1,800	300	7,900
	3 or more bedroom cabin	14,000	2,520	420	11,060

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 Distributor-retailer adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Accommodation (long-term) charge category					
Community residence	Suite with 1 or 2 bedrooms	20,000	3,600	600	15,800
	Suite with 3 or more bedrooms	28,000	5,040	840	22,120
	Bedroom that is not within a suite	20,000	3,600	600	15,800
Hostel	Suite with 1 or 2 bedrooms	20,000	3,600	600	15,800
	Suite with 3 or more bedrooms	28,000	5,040	840	22,120
	Bedroom that is not within a suite	20,000	3,600	600	15,800
Relocatable home park	1 or 2 bedroom relocatable dwelling site	20,000	3,600	600	15,800
	3 or more bedroom relocatable dwelling site	28,000	5,040	840	22,120

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 Distributor-retailer adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Retirement facility	Suite with 1 or 2 bedrooms	20,000	3,600	600	15,800
	Suite with 3 or more bedrooms	28,000	5,040	840	22,120
	Bedroom that is not within a suite	20,000	3,600	600	15,800

Table C Adopted charge for a non-residential use

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
	Maximum adopted charge under Infrastructure SPRP	Distributor-retailer adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
<i>Editor's note— See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Sewerage	Water supply	Transport and public parks and land for community facilities		
<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>						
	<i>Editor's note— See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>				<i>Editor's note— See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	
Places of assembly charge category						
Club	70	13	2	55	10	10
Community use	70	13	2	55	10	10
Function facility	70	13	2	55	10	10
Funeral parlour	70	13	2	55	10	10
Place of worship	70	13	2	55	10	10
Commercial (bulk goods) charge category						
Agricultural supply store	140	25	4	111	10	10
Bulk landscape supplies	140	25	4	111	10	10
Garden centre	140	25	4	111	10	10
Hardware and trade supplies	140	25	4	111	10	10
Outdoor sales	140	25	4	111	10	10
Showroom	140	25	4	111	10	10
Commercial (retail) charge category						
Adult store	180	32	6	142	10	10
Food and drink outlet	180	32	6	142	10	10

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
	Maximum adopted charge under Infrastructure SPRP <i>Editor's note— See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	Distributor-retailer adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP <i>Editor's note— See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	Local government adopted charge
Sewerage		Water supply	Transport and public parks and land for community facilities			
Service industry	180	32	6	142	10	10
Service station	180	32	6	142	10	10
Shop	180	32	6	142	10	10
Shopping centre	180	32	6	142	10	10
Commercial (office) charge category						
Office	140	25	4	111	10	10
Sales office	140	25	4	111	10	10
Education facility except an educational establishment for the Flying Start for Queensland Children program charge category						
Child care centre	140	25	4	111	10	10
Community care centre	140	25	4	111	10	10
Educational establishment except an educational establishment for the Flying Start for Children program	140	25	4	111	10	10
Educational establishment for the Flying Start for Queensland Children program charge category						
Educational Establishment for the Flying Start for	Nil	0	0	0	Nil	0

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Maximum adopted charge under Infrastructure SPRP	Distributor-retailer adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	Sewerage	Water supply	Transport and public parks and land for community facilities	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	
Queensland Children program						
Entertainment charge category						
Hotel (non-residential component)	200	36	6	158	10	10
Nightclub	200	36	6	158	10	10
Theatre	200	36	6	158	10	10
Indoor sport and recreational facility charge category						
Indoor sport and recreation facility	200	36	6	158	10	10
	20 for court areas	4	1	15	10	10
Industry charge category						
Low impact industry	50	9	2	39	10	10
Medium impact industry	50	9	2	39	10	10
Research and technology industry	50	9	2	39	10	10
Rural industry	50	9	2	39	10	10
Warehouse	50	9	2	39	10	10
Waterfront and marine industry	50	9	2	39	10	10

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Maximum adopted charge under Infrastructure SPRP	Distributor-retailer adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	Sewerage	Water supply	Transport and public parks and land for community facilities	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	
High impact industry charge category						
High impact industry	70	13	2	55	10	10
Noxious and hazardous industries	70	13	2	55	10	10
Low impact rural charge category						
Uses in the low impact rural charge category	The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution is nil. <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>					
High impact rural charge category						
Aquaculture	20	0	1	19	Nil charge	0
Intensive animal industries	20	0	1	19	Nil charge	0
Intensive horticulture	20	0	1	19	Nil charge	0
Wholesale nursery	20	0	1	19	Nil charge	0
Winery	20	0	1	19	Nil charge	0
Essential services charge category						
Correctional facility	140	25	4	111	10	10
Emergency services	140	25	4	111	10	10
Health care	140	25	4	111	10	10

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m² of GFA)			Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m² of impervious area)		
<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Maximum adopted charge under Infrastructure SPRP	Distributor-retailer adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	Sewerage	Water supply	Transport and public parks and land for community facilities	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	
services						
Hospital	140	25	4	111	10	10
Residential care facility	140	25	4	111	10	10
Veterinary services	140	25	4	111	10	10
Specialised uses charge category						
Uses in the specialised uses charge category	<p>The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution are those which are applicable to the charge category that the local government decides should apply for the use.</p> <p><i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i></p>					
Minor uses charge category						
Uses in the minor uses charge category	<p>The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution is nil.</p> <p><i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i></p>					
Other uses charge category						
Uses in the other uses charge category	<p>The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution are those which are applicable to the charge category that the local government decides should apply for the use.</p> <p><i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i></p>					

Schedule 3 Applicable uses under the planning scheme

Column 1 Charge category under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Use under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 3 Use under the planning scheme <i>Editor's note—See Redlands Planning Scheme.</i>
Residential use		
Residential	Dwelling house	Dwelling house
	Dual occupancy	Dual occupancy
	Caretaker's accommodation	Caretaker's dwelling
	Multiple dwelling	Multiple dwelling
	Other use	Apartment building
Accommodation (short-term)	Hotel	Hotel (residential component);
	Short-term accommodation	Bed and breakfast; Tourist accommodation
	Tourist park	Tourist park
Accommodation (long-term)	Community residence	Aged persons and special needs housing (community residence)
	Hostel	-
	Relocatable home park	Mobile home park
	Retirement facility	Aged persons and special needs housing (independent)
	Other use	Relative's apartment (not exceeding two dwelling units per lot)
Non-residential use		
Places of assembly	Club	-
	Community use	Community facility
	Function facility	-
	Funeral parlour	Funeral parlour
	Place of worship	Place of worship

Column 1 Charge category under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Use under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 3 Use under the planning scheme <i>Editor's note—See Redlands Planning Scheme.</i>
Commercial (bulk goods)	Agricultural supplies store	Produce store
	Bulk landscape supplies	Landscape supply depot
	Garden centre	Garden centre
	Hardware and trade supplies	-
	Outdoor sales	Display and sales activity
	Showroom	Bulky goods showroom
Commercial (retail)	Adult store	-
	Food and drink outlet	Refreshment establishment; Drive through restaurant
	Service industry	Service industry
	Service station	Service station
	Shop	Shop; Retail warehouse
	Shopping centre	-
	Other use	Car wash facility
Commercial (office)	Office	Commercial office
	Sales office	Display dwelling; Estate sales office
Education facility except an educational establishment for the Flying Start for Queensland Children Program	Child care centre	Child care centre
	Community care centre	-
	Educational establishment	Education facility (if not for the Flying Start for Queensland Children Program)
Educational establishment for the Flying Start for Queensland Children Program	Educational establishment	Education facility (if for the Flying Start for Queensland Children Program)
Entertainment	Hotel (non-residential component)	Hotel (non-residential component)
	Nightclub	Nightclub

Column 1 Charge category under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Use under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 3 Use under the planning scheme <i>Editor's note—See Redlands Planning Scheme.</i>
	Theatre	Indoor recreation facility (theatre, cinema)
Indoor sport and recreational facility	Indoor sport and recreation	Indoor recreation facility (sport and recreation)
Industry	Low impact industry	Vehicle repair premises
	Medium impact industry	General industry
	Research and technology industry	-
	Rural industry	Rural enterprise
	Warehouse	Warehouse
	Waterfront and marine industry	Marine services
	Other uses	Service industry
High impact industry	High impact industry	Heavy industry
	Noxious and hazardous industries	High impact industry
Low impact rural	Animal husbandry	Agriculture
	Cropping	Agriculture
	Permanent plantations	Forestry
	Wind farms	Utility installation (wind farm)
High impact rural	Aquaculture	-
	Intensive animal industries	Intensive agriculture
	Intensive horticulture	Intensive agriculture
	Wholesale nursery	-
	Winery	-
Essential services	Correctional facility	Institution
	Emergency services	Emergency services
	Health care services	Health care centre

Column 1 Charge category under the Infrastructure SPRP	Column 2 Use under the Infrastructure SPRP	Column 3 Use under the planning scheme
<i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See Redlands Planning Scheme.</i>
	Hospital	Hospital
	Residential care facility	Aged persons and special needs housing (residential care facility)
	Veterinary services	Veterinary surgery
Specialised uses	Air services	Airport
	Animal keeping	Animal keeping
	Car park	Vehicle parking station
	Crematorium	Funeral parlour (crematorium)
	Extractive industry	Extractive industry
	Major sport, recreation and entertainment facility	-
	Motor sport	-
	Non-resident workforce accommodation	-
	Outdoor sport and recreation	Outdoor recreation facility (including ancillary club)
	Port services	Marine services
	Tourist attraction	-
	Utility installation	Utility installation; Minor utility; Passenger terminal
Minor uses	Advertising device	Advertising device
	Cemetery	Cemetery
	Home based business	Home business
	Landing	Marine services
	Market	-
	Outdoor lighting	-
	Park	Park

Column 1 Charge category under the Infrastructure SPRP	Column 2 Use under the Infrastructure SPRP	Column 3 Use under the planning scheme
<i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See Redlands Planning Scheme.</i>
	Roadside stalls	Roadside stall
	Telecommunications facility	Telecommunication facility
	Temporary use	Temporary use
Other uses		
Other uses	A use not otherwise listed in column 2, including a use that is unknown because the development application does not specify a proposed use	Brothel; Institution; Undefined uses; Vehicle depot; Display dwelling; Estate sales office; Outdoor dining; Private waterfront structures; Road

Schedule 4 Applied adopted charges for particular uses

Column 1 Charges category under the Infrastructure SPRP <i>Editor's note—See</i> <i>schedule 1, column 1 of</i> <i>the State Planning</i> <i>Regulatory Provision</i> <i>(adopted charges).</i>	Column 2 Use under the planning scheme <i>Editor's note—See</i> <i>Redlands Planning</i> <i>Scheme.</i>	Column 3 Applied local government adopted charge (\$ per demand unit)	Column 4 Applied distributor- retailer adopted charge (\$ per demand unit)
Accommodation (long-term)	Aged persons and special needs housing (being semi-dependent retirement villages, nursing homes, respite centres, hostels, group homes and the like as defined in the planning scheme)	7,226 per suite (with 1 or 2 bedrooms)	1,921 per suite (with 1 or 2 bedrooms)
		10,116 per suite (with 3 or more bedrooms)	2,689 per suite (with 3 or more bedrooms)
		7,226 per bedroom (for a bedroom which is not within a suite)	1,921 per bedroom (for a bedroom which is not within a suite)
	Aged persons and special needs housing (being dependent retirement villages, nursing homes, respite centres, hostels, group homes and the like as defined in the planning scheme)	6,229 per suite (with 1 or 2 bedrooms)	1,674 per suite (with 1 or 2 bedrooms)
		8,818 per suite (with 3 or more bedrooms)	2,344 per suite (with 3 or more bedrooms)
		6,299 per bedroom (for a bedroom which is not within a suite)	1,674 per bedroom (for a bedroom which is not within a suite)
Commercial (bulk goods)	Produce store (if in the Rural Non-urban Zone) where not connected to a distributor-retailer trunk infrastructure network	50 per m ² GFA plus 0 per impervious m ² for stormwater	Nil
	Produce store (if in the Rural Non-urban Zone) where connected to a distributor-retailer trunk infrastructure network	48 per m ² GFA plus 0 per impervious m ² for stormwater	2 per m ² GFA

Editor's note – The rates in this schedule are derived from typical charge for the respective use types calculated using the former Planning Scheme Policy 3 Contributions and Security Bonding (Redland Planning Scheme version 4.1).

Schedule 5 Identified trunk infrastructure criteria

Column 1 Trunk infrastructure networks	Column 2 Identified trunk infrastructure criteria
Local government trunk infrastructure networks	
Transport trunk infrastructure network	<p data-bbox="699 477 1106 499">Local roads trunk infrastructure</p> <p data-bbox="699 533 1433 622">Trunk infrastructure for the local roads system comprises land and work for the following items identified in the local government infrastructure planning instrument:</p> <ul style="list-style-type: none"> <li data-bbox="699 656 1449 712">(a) major roads being arterial, sub-arterial and major collector roads; <li data-bbox="699 745 1321 779">(b) the local function of State-controlled roads; and <li data-bbox="699 813 1449 992">(c) within a major road, associated intersections, traffic lights, lighting, bridges, culverts, kerb and channel, local road drainage, pedestrian footpaths and cycleways within the road reserve, on road cycleways, basic revegetation including shade trees provided in accordance with Redland City Council guidelines. <p data-bbox="699 1025 1356 1081">Trunk infrastructure for the local roads system does not comprise of land and work for the following:</p> <ul style="list-style-type: none"> <li data-bbox="699 1115 1037 1149">(a) a State-controlled road; <li data-bbox="699 1182 1436 1328">(b) a major road that is primarily related to serving a development of premises, such as an acceleration or deceleration lane, turn lanes or traffic signals that primarily serve traffic entering or exiting the development project; <li data-bbox="699 1361 1244 1395">(c) an existing trunk road infrastructure item; <li data-bbox="699 1429 1396 1485">(d) a local government road other than a major road (non major road); and <li data-bbox="699 1518 1436 1608">(e) a non major road, other than work for an intersection of a major road and a non major road if the work expands the capacity of the major road. <p data-bbox="699 1641 1093 1675">Cycleways trunk infrastructure</p> <p data-bbox="699 1709 1412 1832">Trunk infrastructure for the cycleways system comprises the following land and work for primary off-road open space linkages identified in the local government infrastructure planning instrument:</p> <ul style="list-style-type: none"> <li data-bbox="699 1865 1412 1921">(a) cycleways and pedestrian pathways not within the road reserve; and <li data-bbox="699 1955 1404 2045">(b) within a cycleway or pedestrian pathway not within the road reserve, associated lighting, culverts, bridges, directional information signage; and surface marking.

	<p>Trunk infrastructure for the cycleways system does not comprise of land and work for the following local on-road and off-road cycleway and pedestrian infrastructure:</p> <ul style="list-style-type: none"> (a) cycleways and pedestrian pathways within the road reserve; and (b) within a cycleway or pedestrian pathway within the road reserve, lighting, culverts, bridges, directional signage and surface marking.
Public parks and land for community facilities trunk infrastructure network	<p>Public parks trunk infrastructure</p> <p>Trunk infrastructure for the public parks system comprises land, works and embellishments sufficient to meet the desired standards of service in the local government infrastructure planning instrument for district and regional parks for formal and informal recreation and sporting purposes.</p> <p>Trunk infrastructure for the public parks system does not comprise of land, works and embellishments for local parks for formal and informal recreation and sporting purposes which exceed the desired standards of service in the local government infrastructure planning instrument.</p> <p>Land for community facilities trunk infrastructure</p> <p>Trunk infrastructure for the land for community facilities system comprises land and basic works associated with site clearing and connection to services for community facilities identified in the local government infrastructure planning instrument.</p> <p>Trunk infrastructure for the land for community facilities system does not comprise of land and work for community facilities not identified in the local government infrastructure planning instrument.</p>
Stormwater trunk infrastructure network	<p>Stormwater trunk infrastructure</p> <p>Trunk infrastructure for the stormwater system comprises land and work for the following:</p> <ul style="list-style-type: none"> (a) piped drainage including pipes and culverts greater than or equal to 600mm diameter, manholes, inlets and outlets, scour protection; (b) the management of water quantity; (c) stormwater quality improvement devices, retention and detention basins and gross pollutant traps; and (d) the management of water quality. <p>Trunk infrastructure for the stormwater system does not comprise land and work for the following:</p> <ul style="list-style-type: none"> (a) infrastructure already included in local road infrastructure; and (b) bank stabilisation, erosion protection and revegetation which is the direct result of the increase in demand

	caused by the development.
Distributor-retailer trunk infrastructure networks	
Water supply trunk infrastructure network	<p>Water supply trunk infrastructure</p> <p>Trunk infrastructure for the water supply system comprises land and work for the following:</p> <ul style="list-style-type: none"> (a) water treatment plants; (b) the following distribution mains: <ul style="list-style-type: none"> (i) for the Mainland and Southern Moreton Bay Islands Scheme, all mains 300 mm diameter or more and specific mains of smaller diameter required to complete the interconnection of the trunk network; (ii) for the North Stradbroke Island Township Schemes, mains of 200mm diameter or more connecting water treatment plants to reservoir complexes or township boundaries, and mains connecting reservoir complexes and high level zones (either pump boosted zones or elevated reservoir zones); (c) for a trunk distribution main: <ul style="list-style-type: none"> (i) associated pump stations and fittings; (ii) associated pressure reducing and sustaining valves; (iii) associated monitoring systems; (d) firefighting devices; and (e) storages. <p>Trunk infrastructure for the water supply system does not comprise of land and works for minor water reticulation mains less than 300mm diameter on the mainland and 200mm diameter on North Stradbroke Island.</p>
Sewerage trunk infrastructure network	<p>Sewerage trunk infrastructure</p> <p>Trunk infrastructure for the sewerage system comprises the following:</p> <ul style="list-style-type: none"> (a) rising mains; (b) reuse transport mains; (c) gravity sewers 300 mm diameter or more on the mainland; (d) gravity sewers 225 mm diameter or more on North Stradbroke Island; (e) pump stations, manholes and fittings associated with a trunk gravity sewer;

	<p>(f) odour and corrosion control systems;</p> <p>(g) monitoring systems associated with a trunk item; and</p> <p>(h) sewage treatment plants, storage facilities, release systems and associated monitoring systems.</p> <p>Trunk infrastructure for the sewerage system does not comprise land and works for minor sewage reticulation mains less than 300mm diameter on the mainland and 225mm diameter on North Stradbroke Island.</p>
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Schedule 6 Planned cost for trunk infrastructure networks

Column 1 Trunk infrastructure networks	Column 2 Land	Column 3 Work
Local government trunk infrastructure networks		
Local road network	The amount in column 3 of Table C (Schedule of works summary—Local road network).	The amount in column 4 of Table C (Schedule of works summary—Local road network).
Cycleways network	The amount in column 3 of Table D (Schedule of works summary—cycleway network).	The amount in column 4 of Table D (Schedule of works summary—cycleway network).
Public parks network	The amount in column 4 of Table E (Schedule of works summary—Public parks network).	The amount in column 5 of Table E (Schedule of works summary—Public parks network).
Land for community facilities network	The part of the establishment cost stated in column 5 of Table F (Schedule of works summary—Land for community facilities network) relating to land.	The part of the establishment cost stated in column 5 of Table F (Schedule of works summary—Land for community facilities network) relating to work.
Stormwater network (Kinross Road structure plan area)	The amount in column 4 of Table H (Schedule of works summary—Stormwater network (Kinross Road Structure Plan Area)).	The amount in column 5 of Table H (Schedule of works summary—Stormwater network (Kinross Road Structure Plan Area)).
Stormwater network (South-east Thornlands structure plan area)	The amount in column 4 of Table G (Schedule of works summary—Stormwater network (South-east Thornlands Structure Plan Area)).	The amount in column 5 of Table G (Schedule of works summary—Stormwater network (South-east Thornlands Structure Plan Area)).
Stormwater network (excluding South-east Thornlands Structure Plan Area and Kinross Road Structure Plan Area)	The part of the establishment cost stated in column 5 of Table I (Schedule of works summary—Stormwater network (excluding South-east Thornlands Structure Plan Area and Kinross Road Structure Plan Area)) relating to land.	The part of the establishment cost stated in column 5 of Table I (Schedule of works summary—Stormwater network (excluding South-east Thornlands Structure Plan Area and Kinross Road Structure Plan Area)) relating to land.
Distributor-retailer trunk infrastructure networks		
Water supply network	The part of the establishment cost stated in column 3 of Table A (Schedule of works summary—Water supply network) relating to land.	The part of the establishment cost stated in column 3 of Table A (Schedule of works summary—Water supply network) relating to work.
Sewerage network	The part of the establishment cost stated in column 3 of Table B (Schedule of works summary—Sewerage network) relating to land.	The part of the establishment cost stated in column 3 of Table B (Schedule of works summary—Sewerage network) relating to work.

Table A Schedule of works summary—Water supply network

Column 1 PIP Map reference	Column 2 Zone	Column 3 Establishment cost (\$)*
8478B*	Heinemann Road ICS Zone	2,434
8478C*	Heinemann Road ICS Zone	501
272321*	Dunwich ICS Zone	69
272323*	Dunwich ICS Zone	4,579
272324*	Dunwich ICS Zone	3,977
272325*	Dunwich ICS Zone	4,152
272326*	Dunwich ICS Zone	3,625
272327*	Dunwich ICS Zone	4,334
272328*	Dunwich ICS Zone	3,855
272329*	Dunwich ICS Zone	3,430
272330*	Dunwich ICS Zone	138
FF_AUG_402_P1	Dunwich ICS Zone	29,369
FF_AUG_402_P4	Dunwich ICS Zone	5,173
FF_AUG_402_P5	Dunwich ICS Zone	5,261
FF_AUG_106_P8a_Rev1	Heinemann Road ICS Zone	55,683
FF_AUG_106_P8b_Rev1	Heinemann Road ICS Zone	61,297
FF_AUG_210_P5_Opt1_P1_Opt2	Mount Cotton ICS Zone	79,205
FF_AUG_W004_P1A_Opt2	Mount Cotton ICS Zone	180,875
FF_AUG_W004_P1B_Opt2a	Mount Cotton ICS Zone	61,914
FF_AUG_W004_P1B_Opt2b	Mount Cotton ICS Zone	2,620
PIP_IC1	Heinemann Road ICS Zone	109,087
PIP_IC10	Heinemann Road ICS Zone	180,363
PIP_IC11	Heinemann Road ICS Zone	376,206
PIP_IC2	Heinemann Road ICS Zone	619,857
PIP_IC3	Heinemann Road ICS Zone	711,785
PIP_IC4	Heinemann Road ICS Zone	787,877
PIP_IC5	Heinemann Road ICS Zone	58,591
PIP_IC6	Heinemann Road ICS Zone	71,965
PIP_IC8	Heinemann Road ICS Zone	38,321
PIP_IC9_Opt4	Heinemann Road ICS Zone	1,021,156
FF_AUG_210_Con_Opt2	Mount Cotton ICS Zone	895
PIP_IC12	Mount Cotton ICS Zone	65,000
PIP_IC13	Mount Cotton ICS Zone	204,668
PIP_IC17	Mount Cotton ICS Zone	80,591
PIP_IC18	Mount Cotton ICS Zone	28,510
PIP_IC7	Heinemann Road ICS Zone	90,398
PIP_IC14	Mount Cotton ICS Zone	109,607
PIP_IC20	Point Lookout ICS Zone	101,757
PIP_Aug40	Point Lookout ICS Zone	2,248
PIP_IC23	Point Lookout ICS Zone	3,017
PIP_IC27	Heinemann Road ICS Zone	3,603
PIP_IC29	Heinemann Road ICS Zone	3,684
PIP_Aug41	Point Lookout ICS Zone	31,358
PIP_IC21	Point Lookout ICS Zone	63,747
PIP_IC22	Point Lookout ICS Zone	44,345
PIP_IC28	Point Lookout ICS Zone	74,890
PIP_IC25	Point Lookout ICS Zone	3,805
PIP_IC26	Point Lookout ICS Zone	31,292
PIP_IC24	Point Lookout ICS Zone	33,262
Point Lookout proposed reservoir No.2	Point Lookout ICS Zone	973,269
Amity Point FM	Heinemann Road ICS Zone	46,829

Column 1 PIP Map reference	Column 2 Zone	Column 3 Establishment cost (\$)*
Heinemann Rd FM	Heinemann Road ICS Zone	41,383
Bunker Road South West FM	Heinemann Road ICS Zone	36,601
Ziegenfusz Road FM	Heinemann Road ICS Zone	67,006
Illawong Crescent No. 2	Dunwich ICS Zone	67,805
Ormiston PRV*	Alexandra Hills ICS Zone	25,658
Boundary St PRV*	Heinemann Road ICS Zone	22,693
Benfer Road PRV*	Heinemann Road ICS Zone	25,658
Serpentine Ck New PRV*	Heinemann Road ICS Zone	25,658
Victoria Pt PRV*	Heinemann Road ICS Zone	25,658
Thornlands PRV*	Mt Cotton ICS Zone	20,739
Tazi PRV	Dunwich ICS Zone	15,938
Serpentine Ck West PRV	Heinemann Road ICS Zone	47,639
Total		6,906,892
* The establishment cost is in nominal terms.		

Editor's note—The base date for the establishment cost for the water supply network is January 2010.

Table B Schedule of works summary—Sewerage network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
GS1	Trunk sewer main	281,330
R7	Trunk sewer main	1,210,580
PS SE Thornlands	pump unit	226,450
SPS100	pump wet well	22,540
SPS74	pump wet well	15,050
SPS33	pump wet well	157,080
SPS35	pump wet well	116,900
SPS48	pump wet well	18,760
SPS41	pump wet well	62,650
SPS33	Emergency Storage	737,450
PS142	pump station	69,230
Dunwich STP	STP	3,103,030
GS7	Trunk sewer main	43,680
R5	Trunk sewer main	186,970
PS070	pump unit	319,410
PS071	pump unit	383,180
SPS103	pump wet well	18,760
SPS70	pump wet well	22,540
SPS71	pump wet well	18,760
SPS103	Emergency Storage	210,140
Pt Lookout STP	STP	16,592,170
PS 86 Inlet 900mm dia x 40m	Pump stn	64,498
FGTY_004A01	GRAVITY SEWER INC. MH'S	48,578
FGTY_005A01	GRAVITY SEWER INC. MH'S	13,499
FGTY_005A02	GRAVITY SEWER INC. MH'S	161,223
FGTY_005A03	GRAVITY SEWER INC. MH'S	191,619
FGTY_005A04	GRAVITY SEWER INC. MH'S	90,802
FGTY_005A05	GRAVITY SEWER INC. MH'S	126,849
S001	PUMP STATION UPGRADE	84,536
S002	PUMP STATION UPGRADE	115,799
S003	PUMP STATION UPGRADE	84,536
S005	PUMP STATION UPGRADE	311,118

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
S006	PUMP STATION UPGRADE	980,000
S019	PUMP STATION UPGRADE	105,207
S139	SEWAGE PUMP STATION	161,339
S147	SEWAGE PUMP STATION	172,811
SPS002	Emergency Storage	85,206
SPS003	Emergency Storage	84,815
SPS004	Emergency Storage	23,344
SPS006	Emergency Storage	213,434
SPS008	Emergency Storage	50,478
SPS011	Emergency Storage	101,289
SPS012	Emergency Storage	132,371
SPS019	Emergency Storage	185,641
SPS082	Emergency Storage	32,992
SPS86	Emergency Storage	287,822
SPS100	Emergency Storage	156,667
SPS116	Emergency Storage	12,858
SPS139	Emergency Storage	60,745
FGTY_SET	Gravity Sewer	193,673
FPM 68	Rising Main	75,915
FPM A Kinross	Rising Main	246,288
FPM B Kinross	Rising Main	93,004
FRM 147	Rising Main	8,708
PS 86	Pump Station	389,984
FPS A Kinross	Emergency Storage	184,261
FPS B Kinross	Emergency Storage	144,985
FPS A Kinross	Pump Station	184,261
FPS B Kinross	Pump Station	148,857
PS 68	Wetwell	13,263
FGM_16691	GRAVITY SEWER INC. MH'S	232,898
FGM_16693	GRAVITY SEWER INC. MH'S	67,345
FGM_16694	GRAVITY SEWER INC. MH'S	21,337
FGM_16769	GRAVITY SEWER INC. MH'S	59,066
FGM_16774	GRAVITY SEWER INC. MH'S	158,729
FGM_16799	GRAVITY SEWER INC. MH'S	54,308
FGM_31089	GRAVITY SEWER INC. MH'S	31,515
FGM_31095	GRAVITY SEWER INC. MH'S	20,165
FGM_31096	GRAVITY SEWER INC. MH'S	22,734
FGM_31098	GRAVITY SEWER INC. MH'S	27,328
FRM_035	RISING MAIN	288,597
FRM_048	RISING MAIN	4,982
FRM_052	RISING MAIN	50,285
PS 29	SEWAGE PUMP STATION	614,353
PS 33	SEWAGE PUMP STATION	505,050
PS 35	SEWAGE PUMP STATION	499,371
PS 36	SEWAGE PUMP STATION	111,600
PS 41	SEWAGE PUMP STATION	356,870
PS 43	SEWAGE PUMP STATION	79,533
PS 45	SEWAGE PUMP STATION	86,379
PS 48	SEWAGE PUMP STATION	166,085
PS 28	Emergency Storage	299,010
PS 30	Emergency Storage	40,475
PS 33	Emergency Storage	636,414
PS 34	Emergency Storage	76,868
PS 36	Emergency Storage	108,858
PS 40	Emergency Storage	52,023

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
PS 43	Emergency Storage	37,954
PS 45	Emergency Storage	16,579
PS 48	Emergency Storage	257,478
PS 52	Emergency Storage	100,901
PS 109	Emergency Storage	36,148
FGM_100	GRAVITY SEWER	50,869
FGM_101	GRAVITY SEWER	28,217
FGM_102	GRAVITY SEWER	18,452
FGM_103	GRAVITY SEWER	26,264
FGM_104	GRAVITY SEWER	20,608
FGM_105	GRAVITY SEWER	28,504
FGM_106	GRAVITY SEWER	32,557
FGM_107	GRAVITY SEWER	35,098
FGM_108	GRAVITY SEWER	46,263
FGM_109	GRAVITY SEWER	29,981
FGM_110	GRAVITY SEWER	19,915
FGM_111	GRAVITY SEWER	18,669
FGM_112	GRAVITY SEWER	16,107
FGM_113	GRAVITY SEWER	17,892
FGM_114	GRAVITY SEWER	25,914
FGM_115	GRAVITY SEWER	82,376
FGM_116	GRAVITY SEWER	18,872
FGM_117	GRAVITY SEWER	44,730
FGM_118	GRAVITY SEWER	28,595
FGM_122	GRAVITY SEWER	25,284
FGM_123	GRAVITY SEWER	38,738
FGM_124	GRAVITY SEWER	103,782
FGM_125	GRAVITY SEWER	74,179
FGM_126	GRAVITY SEWER	44,982
FGM_127	GRAVITY SEWER	49,847
FGM_128	GRAVITY SEWER	56,728
FGM_129	GRAVITY SEWER	53,676
FGM_130	GRAVITY SEWER	120,701
FGM_131	GRAVITY SEWER	203,196
FGM_132	GRAVITY SEWER	314,937
FGM_137	GRAVITY SEWER	105,350
FGM_146	GRAVITY SEWER	145,362
FGM_147	GRAVITY SEWER	65,443
FPM 8	Rising Main	81,984
FPM_154 (540m section)	RISING MAIN	91,196
FPM_67	RISING MAIN	253,050
FPM_61	RISING MAIN	215,488
FPM_118	RISING MAIN	42,812
FPS 8	Pump Station (future)	181,552
PS 49	SEWAGE PUMP STATION	216,160
PS 54	SEWAGE PUMP STATION	166,971
PS 55	SEWAGE PUMP STATION	46,627
PS 61	SEWAGE PUMP STATION	170,611
PS 67	SEWAGE PUMP STATION	220,920
PS 68	SEWAGE PUMP STATION	188,048
PS 90	SEWAGE PUMP STATION	193,137
PS 118	SEWAGE PUMP STATION	84,602
PS 155	SEWAGE PUMP STATION	184,485
PS 67	Emergency Storage	281,645
PS 92	Emergency Storage	199,157

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
PS 132	Emergency Storage	91,553
PS 68	Emergency Storage	97,272
PS 118	Emergency Storage	9,702
PS 155	Emergency Storage	14,560
PS 138	Additional Screen	175,000
FPS 5	Pump Station Augmentation	101,556
PS 134	Pump Station	119,714
PS 134	Emergency Storage	260,715
Aug-04	GRAVITY SEWER	31,249
PS 21	Pump station	51,756
PS 25	Pump station	10,756
PS 47	Pump station	75,226
PS 53	Pump station	12,769
PS 65	Wetwell upgrade	93,183
PS 21	Wetwell upgrade	121,106
PS 25	Wet Well	97,212
RM 47	Rising Main Upgrade	12,501
RM 53	Rising Main Upgrade	17,263
RM 65	Emergency Storage	45,473
PS21	Emergency Storage	115,721
PS 25	Emergency Storage	166,909
PS 47	Emergency Storage	113,884
PS 53	Emergency Storage	143,777
PS 62	Emergency Storage	143,208
PS 65	Emergency Storage	120,686
wwtp1	Capalaba STP - inlet works odour control	184,800
wwtp5	Capalaba STP - new axial blower and pipework	347,200
wwtp3	Capalaba STP - flowmeters on clarifiers	42,000
wwtp4	Capalaba STP - lab/office upgrade	153,230
wwtp6	Capalaba STP - bioreactor pipework	35,000
wwtp2	Capalaba STP - modify RAS pipework	28,000
wwtp7	Capalaba STP - plant bypass	245,000
wwtp10	Capalaba STP - use primary as sec clarifier	402,430
wwtp9	Capalaba STP - diffusers	279,300
wwtp49	Cleveland STP - gates	126,000
wwtp11	Cleveland STP - VSD aerator and PLC upgrade	84,000
wwtp13	Cleveland STP - new inlet screen	783,300
wwtp12	Cleveland STP - odour control inlet works	476,700
63033	Cleveland STP - Solar dryer	7,644,000
wwtp19	Cleveland STP - replace BFP	230,300
wwtp17	Cleveland STP - balance tank	3,321,150
wwtp21	Cleveland STP - plant bypass	250,600
wwtp20	Cleveland STP - RAS pumps	383,600
wwtp24	Thorneside STP - conversion of APT to balance tank	516,600
wwtp22	Thorneside STP - odour control inlet works	557,200
wwtp26	Thorneside STP - plant bypass	384,300
wwtp27	Thorneside STP - RAS pumps	349,300

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
63018	Thorneside STP - replace BFP	977,690
wwtp32	Victoria Pt STP - plant bypass	555,730
wwtp33	Victoria Pt STP - BFP	167,230
wwtp31	Victoria Pt STP - sand replacement in filters	35,000
63020	Victoria Pt STP - backup screen	277,900
wwtp35	Victoria Pt STP - balance tank	4,998,700
Total		65,650,711

* The establishment cost is in nominal terms.

Editor's note—The base date for the establishment cost for the sewerage network is January 2012.

Table C Schedule of works summary—Local road network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P01	Victoria Point Bypass	2,435,400	5,682,600	8,118,000
P02	Baythorn Drive	1,419,000	1,560,900	2,979,900
P03	New Trunk Collector - South East Thornlands	1,350,000	2,599,750	3,949,750
P03	Beveridge Rd	997,550	3,143,000	4,140,550
P04	Panorama Drive		5,727,100	5,727,100
P05	Wellington Street		9,675,900	9,675,900
P06	Rickerft Road - Quarry Road		13,148,900	13,148,900
P07	Wellington Street		3,931,200	3,931,200
P08	Woodlands Drive		4,470,400	4,470,400
P09	Woodlands Drive		9,466,600	9,466,600
P10	Northern Arterial Road - Sturgeon St to Wellington St		3,990,900	3,990,900
P11a	Mount Cotton Road		550,000	550,000
P11b	Mount Cotton Road	1,157,100	9,354,900	10,512,000
P12	Heinemann Road		3,263,700	3,263,700
P13a	Main Road		1,710,800	1,710,800
P13b	Main Road	10,000	500,000	510,000
P14	Bunker Road		4,453,000	4,453,000
P15	Springacre Road	1,237,600	2,802,400	4,040,000
P16	Springacre Road	1,462,000	3,488,000	4,950,000
P17	Kingfisher Road	2,378,300	5,666,700	8,045,000
P18	Bunker Road	2,150,500	6,134,500	8,285,000
P18a	Bunker Road		550,000	550,000
P18b	Bunker Road		400,000	400,000
P19	Double Jump Road	3,947,400	8,062,600	12,010,000
P20a	German Church Road		9,723,500	9,723,500
P20b	German Church Road		710,000	710,000
P21a	Sturgeon Street		750,000	750,000
P21b	Sturgeon Street	607,000	4,556,200	5,163,200
P21	Starkey Street	20,000	550,000	570,000
P22	McDonald Road		2,751,000	2,751,000
P23	Ney Road		3,624,100	3,624,100
P24	Dinwoodie Road	716,800	3,679,200	4,396,000

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P25	Giles Road		896,400	896,400
P25a	Giles Road		450,000	450,000
P26	Gordon Road	1,477,560	6,904,700	8,382,260
P27	Government Road	202,440	1,195,300	1,397,740
P28	Weinam Street	249,300	2,064,100	2,313,400
P29	German Church Road		3,845,200	3,845,200
P30	School of Arts Road	1,747,200	7,574,000	9,321,200
P31a	Collins Street	762,720	3,706,400	4,469,120
P31b	Collins Street	30,000	500,000	530,000
P33	Serpentine Creek Road	876,120	4,151,900	5,028,020
P34	Pitt Street	193,500	1,109,500	1,303,000
P35	Hamilton Street		1,198,600	1,198,600
P36	Collingwood Road		550,000	550,000
P37	Collingwood Road		400,000	400,000
P38	Pitt Road		450,000	450,000
P39	Long Street		500,000	500,000
P40	Ziegenfusz Road		500,000	500,000
P41	Ziegenfusz Road		450,000	450,000
P42	Ziegenfusz Road		450,000	450,000
P43	Benfer Road		450,000	450,000
P44	Hardy Road		300,000	300,000
P45	Old Cleveland Road East	30,000	500,000	530,000
P46	Old Cleveland Road East	30,000	500,000	530,000
P47	Bay Street		750,000	750,000
P48	Broadwater Terrace		400,000	400,000
P49	Broadwater Terrace		400,000	400,000
P50	Broadwater Terrace		550,000	550,000
P51a	Baythorn Drive		400,000	400,000
P51b	Broadwater Terrace		400,000	400,000
P52	Old Cleveland Road East		300,000	300,000
P53	Baythorn Drive		500,000	500,000
P54	Passage Street		500,000	500,000
P55	Capalaba Victoria Point Road		550,000	550,000
P56	Heinemann Road		450,000	450,000
P57	Kinross Road (Boundary Rd to R1)	103,500	1,936,500	2,040,000
P57	Kinross Road (R2 to R3)	564,000	2,551,000	3,115,000
P57	Kinross Road (Panorama Drv stub)	170,000	280,500	450,500
P58	Meissner Street	201,600	739,200	940,800
P59	Public Transport Corridor – Kinross Road SPA to South Street			0
Total				212,557,740

* The establishment cost is in nominal terms.

Editor's note—The base date for the establishment cost for the local road network is January 2012.

Table D Schedule of works summary—Cycleway network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P01	Mooroonda Road		138,450	138,450
P02	Ferry Road		94,886	94,886
P03	Commodore Drive		52,070	52,070
P04	Agnes Street		361,226	361,226
P05	Collingwood Road		143,623	143,623
P06	Clive Road; Creek Road; and Byng Road.		438,701	438,701
P07	Burbank Road		830,590	830,590
P08	Bluebell Street		1,244,745	1,244,745
P09	Collingwood Road		1,287,855	1,287,855
P10	Allan Day Drive and Wolton Way		90,884	90,884
P11	Main Road		359,301	359,301
P12	Douro Road and Main Road		136,301	136,301
P13	Aspley Street		389,396	389,396
P14	Armagh Street		440,330	440,330
P15	Dundas Street East		177,161	177,161
P16	Bainbridge Street East		996,438	996,438
P17	MacMillan Road		1,146,965	1,146,965
P18	Oaklands Street and Cambridge Drive		163,236	163,236
P19	In park land south of Trelleck Court		32,729	32,729
P20	Bradworthy Street and Pensilva Court		53,197	53,197
P21	North Street		1,421,403	1,421,403
P22	South Street		1,097,530	1,097,530
P23	Thornlands Road		635,074	635,074
P24	Cleveland-Redland Bay Road		1,801,005	1,801,005
P25	Broadwater Road-Mount Cotton Road		1,034,418	1,034,418
P26	Redland Bay Road		1,311,518	1,311,518
P27	Ney Road		1,336,092	1,336,092
P28	Ney Road between Degen Road and Guyana Court		66,381	66,381
P29	Valley Way		444,351	444,351
P30	Link Road/Bangalow Street/Glen Road		648,210	648,210
P31	Point O'Halloran Road		531,342	531,342
P32	Masters Avenue		119,989	119,989
P33	Thompson Street		62,198	62,198
P34	Redland Bay Road		950,061	950,061
P35	Boundary Street		1,390,769	1,390,769
P36	Muller Street		1,461,311	1,461,311
P37	Cleveland Redland Bay Road		498,256	498,256
P39	Byng Rd, Clive Rd and Creek Rd		1,986,473	1,986,473
P40	Nelson Rd from Pitt Rd to Main Rd		596,379	596,379
P41	Waterloo Street, Wellesley Street,		813,461	813,461

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
	Musgrave Street and Rye Street			
P42	McCartney Street to Hilliard Street to Rose Street		972,697	972,697
P43	Dundas Street West, Bainbridge Street and Delancey Street		2,186,829	2,186,829
P44	Delancy St from Queen St to Clarke St		265,679	265,679
P45	Cleveland Point Loop Road		306,778	306,778
P46	Coolnwyn Way		1,133,773	1,133,773
P47	Korawal St		821,849	821,849
P48	Summit St		7,824,718	7,824,718
P49	Schoeck Rd		1,523,731	1,523,731
P50	West Mount Cotton Rd		6,557,685	6,557,685
P51	Cleveland-Redland Bay Rd		398,203	398,203
P52	Point O'Halloran Rd		969,377	969,377
P53	Pitt St		1,251,692	1,251,692
P54	Muller St; Donald Rd		1,623,681	1,623,681
P55	Scenic Rd		4,062,547	4,062,547
P56	Lang Street	1,452,259	871,355	2,323,614
P57	Main and Beachcrest Roads	1,977,328	1,186,397	3,163,725
P59	Victoria Point	1,463,082	877,849	2,340,931
P60	Sel Outridge Park	783,826	470,295	1,254,121
P61	Bengston Park and Talburpin Park	261,133	156,680	417,812
P62	Hilliard Street	1,757,896	1,054,738	2,812,633
P63	Thorneside Rd – on-road: lines & signs only		1,906	1,906
P64	Thomas St; Bath St; Dorsal Dr; Mary Pleasant Dr and Agnes St. – on-road: lines & signs only		20,462	20,462
P65	Spoonbill St – on-road: lines & signs only		5,113	5,113
P66	Bailey Rd – on-road: lines & signs only		11,596	11,596
P67	Daveson Rd – on-road: lines & signs only		6,619	6,619
P68	Newhaven St – on-road: lines & signs only		6,413	6,413
P69	Winchester Rd – on-road: lines & signs only		15,236	15,236
P70	Bainbridge St West – on-road: lines & signs only		6,763	6,763
P71	Sleath St – on-road: lines & signs only		11,617	11,617
P72	Masthead Dr – on-road: lines & signs only		8,663	8,663

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P73	Shore St North – on-road: lines & signs only		10,284	10,284
P74	Waterloo St – on-road: lines & signs only		16,095	16,095
P75	Long Street – on-road: lines & signs only		6,974	6,974
P76	Enterprise St – on-road: lines & signs only		29,808	29,808
P77	Eagle St; – on-road: lines & signs only		5,576	5,576
P78	Orana Esp from Orana St to Marie Ct – on-road: lines & signs only		1,756	1,756
P79	Egret Dr – on-road: lines & signs only		2,612	2,612
P80	Colburn Ave from Wilson St to White St – on-road: lines & signs only		1,637	1,637
P81	Sycamore Pde; Magnolia Pde from Sycamore Pde to Poinciana Ave; Poinciana Ave. – on-road: lines & signs only		11,077	11,077
P82	Anita St; Penrose Ave – on-road: lines & signs only		3,212	3,212
P83	Broadwater Tce; North St; Main St from North St to Boundary Rd – on-road: lines & signs only		7,064	7,064
P84	Salisbury St – on-road: lines & signs only		5,532	5,532
P85	School of Art St from Donald Rd to Collins St; Queen St – on-road: lines & signs only		4,702	4,702
P86	Torquay Rd East from Collins St to McWilliam St – on-road: lines & signs only		3,238	3,238
P87	Pioneer Rd; Campbell Rd – on-road: lines & signs only		15,342	15,342
P89	Vehicular bridge widening: Ross Ck at Middle St		480,000	480,000
P92	Boardwalk: King St to Pinklands sportsground + bridge/path		390,000	390,000
P94	Boardwalk: Moogurrapum Ck, Salford Waters Park to Redland Bay Golf Club		1,560,000	1,560,000

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P95	Boardwalk: Weinam Ck, Banana St to Auster St		240,000	240,000
P96	German Church Road		504,000	504,000
P97	Redland Bay Road; Island Outlook Avenue		46,500	46,500
P98	Redland Bay Road; Tamarind Close		34,500	34,500
P99	Boundary Road; Open Space Corridor		66,000	66,000
P100	Open Space Corridor; Erapah Creek Crossing		108,000	108,000
P101	Boundary Road; Redland Bay Road		69,000	69,000
P102	Abeya Street Link		42,000	42,000
P103	Victoria Point – pedestrian bridge crossing		45,000	45,000
P104	Erapah Creek Corridor		212,100	212,100
Total				73,012,775
* The establishment cost is in nominal terms.				

Editor's note—The base date for the establishment cost for the cycleway network is January 2012.

Table E Schedule of works summary—Public parks network

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5540	Abbotsleigh Street Park	Recreation ParkLocal		36,449	36,449
5001	Ackworth Place Park	Recreation ParkLocal		9,539	9,539
5195	Adam Street Park	Recreation ParkLocal		47,641	47,641
5711	Allan Day Drive Park	Recreation ParkLocal		49,818	49,818
5003	Allenby Road Park	Recreation ParkLocal		42,390	42,390
5605	Alma Street Park	Recreation ParkLocal		42,757	42,757
5885	Amalia Street Park	Recreation ParkLocal		26,366	26,366
5541	Andrew Foster Memorial Park	Recreation ParkLocal		49,156	49,156
5542	Anniversary Park	Recreation ParkLocal		21,823	21,823
5713	Apex Park	Recreation ParkDistrict		585,950	585,950
5074	Aquatic Paradise Park West	Recreation ParkRegional		1,213,468	1,213,468
5198	Arlington Street Park	Recreation ParkLocal		1,401	1,401

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5061	Bailey Road Park	Recreation ParkDistrict		814,467	814,467
5129	Bandicoot Court Park	Recreation ParkLocal		47,088	47,088
5130	Barber Drive Park	Recreation ParkLocal		50,676	50,676
5631	Barcrest Drive Park	Recreation ParkLocal		51,213	51,213
5632	Base Street Foreshore	Recreation ParkLocal		51,213	51,213
5633	Bassil Parade Park	Recreation ParkLocal		22,362	22,362
5064	Bath Street Park	Recreation ParkLocal		1,716	1,716
5424	Baylink Drive Park	Recreation ParkLocal		31,396	31,396
5205	Beaufort Court Park	Recreation ParkLocal		51,213	51,213
5385	Beckwith Street Park	Recreation ParkLocal		49,374	49,374
5425	Bedarra Street Park	Recreation ParkLocal		46,797	46,797
5006	Bellini Court Park	Recreation ParkLocal		31,440	31,440
5608	Beth Boyd Park	Recreation ParkRegional		1,330,694	1,330,694
5636	Bill Scudamore- Smith Park	Recreation ParkLocal		17,439	17,439
5132	Blarney Street Park	Recreation ParkLocal		38,524	38,524
5211	Bonaventure Court Park	Recreation ParkLocal		49,038	49,038
5609	Boorana Street Park	Recreation ParkLocal		51,213	51,213
5807	Brewer Street Park	Recreation ParkLocal		50,929	50,929
5715	Brock Park	Recreation ParkLocal		49,012	49,012
5639	Brookvale Drive Park	Recreation ParkLocal		1,217	1,217
5134	Brosnan Drive Park	Recreation ParkDistrict		725,828	725,828
5776	Bryce Place Pocket	Recreation ParkLocal		14,523	14,523
5008	Burwood Road Park	Recreation ParkLocal		29,852	29,852
5009	Burwood Road Park 2	Recreation ParkLocal		45,748	45,748
5543	Bush Cherry Place Park	Recreation ParkLocal		48,353	48,353
5069	Byng Road Park	Recreation ParkDistrict		792,537	792,537
5149	Degen Road Park	Sport ParkDistrict		1,708,610	1,708,610

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5150	Duncan Road Sportsfields	Sport ParkRegional		2,000,000	2,000,000
5138	Capalaba Regional Park	Recreation ParkRegional		1,707,210	1,707,210
5213	Capricorn Drive Park	Recreation ParkLocal		9,740	9,740
5802	Carinyan Drive Park	Recreation ParkLocal		16,283	16,283
5644	Cascades Gardens	Recreation ParkRegional		1,003,834	1,003,834
5215	Cayman Crescent Park	Recreation ParkLocal		50,480	50,480
5072	Channel Steet South Foreshore	Recreation ParkLocal		50,141	50,141
5784	Charles Toni Reserve	Recreation ParkLocal		44,446	44,446
5432	Charlie Buckler Sportsfield	Sport ParkDistrict		1,142,425	1,142,425
5010	Chipping Drive Park	Recreation ParkLocal		24,468	24,468
5217	Cleveland Point Recreation Reserve	Recreation ParkRegional		958,390	958,390
5833	Cliftonville Place Park	Recreation ParkDistrict		857,489	857,489
5553	Conley Avenue Park	Recreation ParkLocal		39,813	39,813
5389	Counihan Street Park	Recreation ParkLocal		7,892	7,892
5075	Creek Road Park	Recreation ParkLocal		47,468	47,468
5144	Crighton Court Park	Recreation ParkLocal		16,106	16,106
5011	Crotona Road East Park	Recreation ParkLocal		15,294	15,294
5554	Crystal Waters Park	Recreation ParkDistrict		934,723	934,723
5648	Cupania Street Park	Recreation ParkLocal		31,190	31,190
5650	Daysland Street Park	Recreation ParkLocal		49,502	49,502
5226	Donald Simpson Park	Recreation ParkDistrict		564,185	564,185
5718	Doug Tiller Reserve	Recreation ParkLocal		48,188	48,188
5652	Duncan Jenkins Eucalypt Park	Recreation ParkLocal		23,585	23,585
5720	Duncan Street Park	Recreation ParkLocal		4,514	4,514
5390	Dundas Street Park	Recreation ParkLocal		51,060	51,060
5227	Dunwich Street Park	Recreation ParkLocal		43,035	43,035
5722	Egw Wood Sportsfield	Sport ParkRegional		1,000,000	1,000,000

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5012	Elmhurst Street Park	Recreation ParkLocal		48,494	48,494
5393	Empire Point Foreshore	Recreation ParkLocal		35,133	35,133
5394	Empire Vista Park	Recreation ParkLocal		51,213	51,213
5655	Ern & Alma Dowling Memorial Park	Sport ParkRegional		1,000,000	1,000,000
5612	Eva Street Foreshore	Recreation ParkLocal		51,213	51,213
5395	Fellmonger Park	Recreation ParkDistrict		461,464	461,464
5443	Fielding Park	Recreation ParkDistrict		775,702	775,702
5396	Fig Tree Park	Recreation ParkLocal		32,613	32,613
5015	Finucane Park	Recreation ParkLocal		51,213	51,213
5018	Frampton Street Park	Recreation ParkLocal		33,482	33,482
5791	Francis Street Park	Recreation ParkLocal		41,267	41,267
5437	Frederick Muller Park	Recreation ParkLocal		47,807	47,807
5079	Fuchsia Close Park	Recreation ParkLocal		23,304	23,304
5081	Galley Way Park 2	Recreation ParkLocal		48,307	48,307
5063	Gardenia Drive Park	Recreation ParkLocal		8,607	8,607
5231	Genoa Court Park	Recreation ParkLocal		50,285	50,285
5019	George Street Park	Recreation ParkDistrict		819,257	819,257
5656	Glen Road Park	Recreation ParkLocal		46,175	46,175
5850	Gloria Parade Park	Recreation ParkLocal		46,817	46,817
5021	Glover Drive Park	Recreation ParkLocal		21,923	21,923
5232	Goleby Esplanade Foreshore	Recreation ParkDistrict		888,610	888,610
5726	Goodall Street Park	Recreation ParkLocal		22,802	22,802
5618	Gradi Court Park	Recreation ParkLocal		32,560	32,560
5392	Gray Park	Recreation ParkLocal		25,655	25,655
5831	Grevillea Street Park	Recreation ParkDistrict		875,091	875,091
5810	Gundagai Drive Park	Recreation ParkLocal		51,060	51,060
5234	Haggup Street Park	Recreation ParkLocal		30,863	30,863

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5450	Hamilton Street Park	Recreation ParkLocal		51,213	51,213
5859	Hardy Road Park	Recreation ParkLocal		38,296	38,296
5314	Harold & Enid Brown Park	Recreation ParkLocal		44,477	44,477
5236	Harold Walker Park	Recreation ParkLocal		45,431	45,431
5728	Helena Street Park	Recreation ParkLocal		43,712	43,712
5237	Henry Ziegenfusz Park	Sport ParkDistrict		962,331	962,331
5154	Holland Crescent Park	Recreation ParkLocal		49,041	49,041
5156	Howletts Road Park	Recreation ParkLocal		26,847	26,847
5025	Hyde Court Park	Recreation ParkLocal		32,420	32,420
5452	Irwin Place Park	Recreation ParkLocal		28,345	28,345
5158	Jacaranda Road Park	Recreation ParkLocal		30,388	30,388
5610	Jack And Edna Finney Reserve	Recreation ParkDistrict		872,626	872,626
5403	Jack Bruce And Gwen Bruce- Chandler Park	Recreation ParkLocal		38,950	38,950
5453	Jack Gordon Park	Recreation ParkLocal		46,690	46,690
5725	Janelle Court Park	Recreation ParkLocal		6,398	6,398
5240	Janlaw Street Park	Recreation ParkLocal		44,283	44,283
5027	Jasper Street Park	Recreation ParkLocal		16,974	16,974
5565	Jewel Place Park	Recreation ParkLocal		33,409	33,409
5159	John Frederick Park	Sport ParkDistrict		478,000	478,000
5241	John Street Park	Recreation ParkLocal		51,213	51,213
5160	Jon Street Park	Recreation ParkLocal		7,756	7,756
5087	Juanita Street Park	Recreation ParkLocal		4,534	4,534
5089	Judy Holt Recreation Reserve	Sport ParkRegional		5,000,000	5,000,000
5456	Junee Street Park	Recreation ParkLocal		51,213	51,213
5161	Jupiter Street Park	Recreation ParkLocal		50,225	50,225
5242	Karen Street Park	Recreation ParkLocal		47,577	47,577
5028	Keith Surridge Park	Sport ParkRegional		1,000,000	1,000,000

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5029	Kenton Street Park	Recreation ParkLocal		38,752	38,752
5030	Keynsham Street Park	Recreation ParkLocal		30,615	30,615
5166	Krimmer Place Park	Recreation ParkLocal		38,260	38,260
5457	Lanyard Place Park	Recreation ParkLocal		4,219	4,219
5167	Lawlor Reserve	Recreation ParkLocal		47,862	47,862
5092	Leicester Street Park	Recreation ParkLocal		23,406	23,406
5665	Les Moore Park	Recreation ParkDistrict		482,415	482,415
5371	Lillypilly Street Park	Recreation ParkLocal		4,863	4,863
5731	Liner Street Park	Recreation ParkLocal		24,870	24,870
5168	Little Killarney Park	Recreation ParkLocal		39,205	39,205
5248	Long And Passage Street Foreshore	Recreation Parklocal		47,498	47,498
5170	Lyndon Road Park	Recreation ParkLocal		12,164	12,164
5096	Macfarlan Street Park	Recreation ParkLocal		39,684	39,684
5586	Manning Esplanade Foreshore	Recreation ParkDistrict		693,141	693,141
5253	Marram Court Park	Recreation ParkLocal		50,458	50,458
5097	Mary Pleasant And Dorsal Drive Park	Recreation ParkLocal		44,902	44,902
5254	Masthead Drive Park	Recreation ParkLocal		41,184	41,184
5255	Masthead Drive Park 2	Recreation ParkLocal		48,965	48,965
5812	Mcdonald Road Park	Recreation ParkLocal		37,800	37,800
5174	Mctaggart Street Park	Recreation ParkLocal		40,089	40,089
5101	Mecoli Court Park	Recreation ParkLocal		50,571	50,571
5887	Meissner Park	Recreation ParkLocal		40,632	40,632
5175	Melaleuca Drive Park	Recreation ParkLocal		15,928	15,928
5736	Mindarie Crescent Park	Recreation ParkLocal		39,749	39,749
5815	Montgomery Drive Park	Recreation ParkDistrict		747,737	747,737
5466	Moreton View Park	Recreation ParkLocal		32,481	32,481
5367	Mount Cotton Community Park	Recreation ParkRegional		1,389,034	1,389,034

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5177	Nangando Street Park	Recreation ParkLocal		30,866	30,866
5104	Nelson Road Park	Recreation ParkLocal		45,600	45,600
5467	Nev Stafford Park	Recreation ParkDistrict		628,746	628,746
BDRP1	Agnes Street Park	Recreation ParkLocal	30,350	51,213	81,563
BDSP20	New Park	Sport ParkDistrict	5,000,000	1,708,610	6,708,610
RBRP11	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
RBRP12	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP13	New Park	Recreation ParkDistrict	5,000,000	888,610	5,888,610
RBRP14	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
RBRP15	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP16	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP17	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP18	New Park	Recreation ParkDistrict	1,500,000	888,610	2,388,610
RBSP19	New Park	Sport ParkDistrict	24,000,000		24,000,000
TDRP11	New Park	Recreation ParkDistrict	5,000,000	888,610	5,888,610
TLRP12	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP13	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP14	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP15	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP8	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP9	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
VPRP18	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
VPRP19	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
5468	Newlands Street Park	Recreation ParkLocal		49,945	49,945
5837	North Haven Place Park	Recreation ParkLocal		38,770	38,770
5035	O'gorman Street Park	Recreation ParkDistrict		557,463	557,463
5672	Orana Esplanade Foreshore	Recreation ParkDistrict		745,047	745,047

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5673	Orana Street Park	Recreation ParkDistrict		815,050	815,050
5374	Orchid Drive Park	Recreation ParkLocal		24,584	24,584
5405	Outlook Parade Park	Recreation ParkLocal		45,167	45,167
5265	Oyster Point Park	Recreation ParkDistrict		611,931	611,931
5105	Parakeet Street Park	Recreation ParkLocal		40,335	40,335
5675	Parklands Court Park	Recreation ParkLocal		33,731	33,731
5844	Parnell Street Park	Recreation ParkLocal		51,213	51,213
5106	Pedwell Place Park	Recreation ParkLocal		41,195	41,195
5677	Peggy Place Park	Recreation ParkLocal		45,751	45,751
5475	Penrose Avenue Park	Recreation ParkLocal		28,212	28,212
5584	Percy Ziegenfusz Park	Recreation ParkLocal		15,395	15,395
5267	Phillip Street Park	Recreation ParkLocal		42,190	42,190
5476	Pinelands Circuit Park	Recreation ParkLocal		2,899	2,899
5739	Plumer Street Park	Recreation ParkLocal		24,767	24,767
5681	Poinciana Avenue Park	Recreation ParkLocal		1,956	1,956
5460	Point Talburpin Park	Recreation ParkDistrict		676,120	676,120
5582	Portias Place Park	Recreation ParkLocal		33,382	33,382
5822	Primrose Drive Park	Recreation ParkLocal		46,267	46,267
5038	Princeton Avenue Park	Recreation ParkLocal		50,512	50,512
5741	Pye Lane Park	Recreation ParkLocal		37,181	37,181
5109	Quarry Road Park	Recreation ParkLocal		51,213	51,213
5619	Queens Esplanade Foreshore	Recreation ParkRegional		1,376,339	1,376,339
5272	Raby Bay Foreshore Park	Recreation ParkRegional		509,586	509,586
5274	Raby Esplanade Park	Recreation ParkDistrict		725,170	725,170
5621	Railway Parade Park	Recreation ParkLocal		51,213	51,213
5400	Redlands Softball Park	Sport ParkRegional		1,000,000	1,000,000
5041	Redruth Road Park	Recreation ParkLocal		48,156	48,156

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5819	Ribbonwood Street Park	Recreation ParkLocal		9,049	9,049
5583	Robert Mackie Park	Recreation ParkDistrict		755,738	755,738
5111	Robinson Park	Recreation ParkLocal		43,346	43,346
5872	Ronnie Street Park	Recreation ParkLocal		41,527	41,527
5687	Rosebud Esplanade Park	Recreation ParkLocal		11,885	11,885
5744	Rosella Street Park	Recreation ParkLocal		27,551	27,551
5247	Rotary Park	Recreation ParkDistrict		589,294	589,294
5688	Salford Waters Park	Recreation ParkLocal		1,852	1,852
5482	Sandy Cove Foreshore	Recreation ParkLocal		5,073	5,073
5804	Saranah Place Park	Recreation ParkLocal		24,537	24,537
5485	School Of Arts Sportsfield	Recreation ParkDistrict		793,603	793,603
5277	Scott Street Park	Recreation ParkLocal		31,235	31,235
5278	Seacrest Court Park	Recreation ParkLocal		48,550	48,550
5279	Seahaven Court Park	Recreation ParkLocal		45,529	45,529
5487	Sel Outridge Park	Sport ParkDistrict		1,148,225	1,148,225
5043	Sevenoaks Street Park	Recreation ParkDistrict		850,464	850,464
5838	Shelduck Street Park	Recreation ParkLocal		45,001	45,001
5186	Silvara Circuit Park	Recreation ParkDistrict		848,259	848,259
5693	Simon Street Reserve	Recreation ParkLocal		26,253	26,253
5748	Skinner Avenue Park	Recreation ParkLocal		33,912	33,912
5284	Smith Street Park	Recreation ParkLocal		45,163	45,163
5286	South Street Foreshore (North)	Recreation ParkLocal		51,213	51,213
5695	Stacey Court Park	Recreation ParkLocal		4,489	4,489
5383	Stevens Place Park	Recreation ParkLocal		27,047	27,047
5114	Sunnybay Drive Park	Recreation ParkLocal		20,596	20,596
5289	Sunshine Drive Park	Recreation ParkLocal		24,314	24,314
5045	Sussex Street Park	Recreation ParkLocal		35,369	35,369

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5116	Swordfish Court Park	Recreation ParkLocal		26,513	26,513
5697	Sycamore Parade Park	Recreation ParkLocal		22,678	22,678
5756	Sylvania Street Park	Recreation ParkLocal		31,973	31,973
5587	Sylvie Street Park	Recreation ParkLocal		50,840	50,840
5832	Talburpin Esplanade Park	Recreation ParkLocal		14,260	14,260
5190	Tauris Road Park	Recreation ParkLocal		14,206	14,206
5491	Terrier Court Park	Recreation ParkLocal		21,574	21,574
5624	Thorneside Road Foreshore	Recreation ParkLocal		48,219	48,219
5118	Three Paddocks Park	Recreation ParkDistrict		454,405	454,405
5591	Tokay Court Park	Recreation ParkLocal		16,125	16,125
5493	Toms Park	Recreation ParkLocal		30,093	30,093
5535	Tucker Reserve	Recreation ParkLocal		26,049	26,049
5119	Tulipwood Drive Park	Recreation ParkLocal		38,025	38,025
5120	Tulloch Drive Park	Recreation ParkLocal		15,858	15,858
5046	Valantine Park	Recreation ParkDistrict		51,570	51,570
5760	Vantage Crescent Park	Recreation ParkLocal		14,758	14,758
5296	Vassi Corcord Park	Recreation ParkLocal		37,495	37,495
5616	Vic Arthur Park	Recreation ParkLocal		33,919	33,919
5704	Victoria Point Recreation Reserve	Recreation ParkRegional		484,632	484,632
5705	W H Yeo Park	Recreation ParkDistrict		315,858	315,858
5761	Waterloo Bay Foreshore	Recreation ParkLocal		51,213	51,213
5299	Weber Court Park	Recreation ParkLocal		48,501	48,501
5763	Wellington Point Foreshore	Recreation ParkLocal		49,288	49,288
5303	Wellington Street Park	Recreation ParkDistrict		97,945	97,945
5192	Wentworth Drive Park	Recreation ParkDistrict		707,596	707,596
5498	Wes Armstrong Park	Recreation ParkLocal		47,121	47,121
5766	Wharton Street Park	Recreation ParkLocal		39,956	39,956

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5801	Willard Weber Reserve	Recreation ParkLocal		22,179	22,179
5767	William Forsythe Park	Recreation ParkLocal		45,622	45,622
5305	William Ross Park	Recreation ParkDistrict		415,278	415,278
5601	William Stewart Park	Sport ParkDistrict		1,326,996	1,326,996
5193	Wills Lane Park	Recreation ParkLocal		51,213	51,213
5708	Wilson Esplanade Foreshore	Recreation ParkLocal		51,213	51,213
5709	Wilson Street Foreshore	Recreation ParkLocal		28,230	28,230
5049	Windemere Road Park	Recreation ParkDistrict		555,662	555,662
5308	Woodward Reserve	Recreation ParkDistrict		884,440	884,440
5051	Workington Street Park	Recreation ParkLocal		36,552	36,552
5128	Wren Court Park	Recreation ParkLocal		30,539	30,539
5043	Hanover Drive Park	Recreation ParkDistrict		1,547,526	1,547,526
Total					126,269,720
<i>* The establishment cost is in nominal terms.</i>					

Editor's note—The base date for the establishment cost for the public parks network is January 2012.

Table F Schedule of works summary—Land for community facilities network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Hierarchy	Column 4 Type	Column 5 Total establishment cost (\$)*
RBCF-001	Community Meeting Room/Multi Purpose Hall (Redland Bay) (.5ha)	Local	Community Facility	360,439
TLCF-001	Community Meeting Room/Multi Purpose Hall (Thornlands) (.5ha)	Local	Community Facility	396,664
NDCF-001	Grouped facility incorporating youth, seniors & a community centre (Capalaba) (2ha)	North District	Community Facility	5,199,664
NDCF-002	Community (including Disability and Cultural Activity Centre (Birkdale & Thorneside) (1ha)	North District	Community Facility	2,781,573
NDCF-004	Youth, seniors & multipurpose centre (Wellington Point) (1.5ha)	North District	Community Facility	5,204,736
SDCF-001	Grouped facility incorporating youth, seniors & community centre (Redland Bay) (2ha)	South District	Community Facility	1,420,020

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Hierarchy	Column 4 Type	Column 5 Total establishment cost (\$)*
SDCF-002	Disability and Cultural Activity Centre (Victoria Point) (1ha)	South District	Community Facility	1,066,826
SDCF-003	Grouped facility incorporating youth, seniors & community centre (Victoria Point) (2ha)	South District	Community Facility	4,707,801
SDCF-005	Grouped facility incorporating youth & community centre (Mt Cotton) (1.5ha)	South District	Community Facility	958,151
SDCF-006	Swimming Pool (Redland Bay) (1 ha)	South District	Community Facility	713,633
Total				22,809,506
* The establishment cost is in nominal terms.				

Editor's note—The base date for the establishment cost for the land for community facilities network is January 2012.

Table G Schedule of works summary—Stormwater network (South-east Thornlands Structure Plan Area)

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
A1	Erapah Creek	Bio retention Basin A1	194,675	100,663	295,338
A2	Erapah Creek	Bio retention Basin A2	600,363	91,614	691,977
B2	Erapah Creek	Bio retention Basin B2	231,335	127,969	359,304
B3	Erapah Creek	Bio retention Basin B3	416,919	75,183	492,102
D	Erapah Creek	Bio retention Basin D	166,767	32,857	199,624
E	Erapah Creek	Bio retention Basin E	70,791	44,623	115,414
A, B, C, HW1	Erapah Creek	Drainage system 1 (pipes, pits and headwall)		680,000.00	680,000
Scour	Erapah Creek	Scour protection works		11,442.00	11,442
B1	Erapah Creek	Wetland B1 (including inlet pond)	834,323	522,887	1,357,210
C	Erapah Creek	Wetland C (including inlet pond)	1,389,733	888,776	2,278,509
GPT A	Erapah Creek	GPT A		72,114	72,114
GPT B2	Erapah Creek	GPT B2		57,815	57,815
GPT B3	Erapah Creek	GPT B3		45,470	45,470
GPT D	Erapah	GPT D		37,578	37,578

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
	Creek				
GPT E	Erapah Creek	GPT E		37,578	37,578
Total					\$6,731,475
* The establishment cost is in nominal terms.					

Editor's note—The base date for the establishment cost for the stormwater network (South-east Thornlands Structure Plan Area) is October 2010.

Table H Schedule of works summary—Stormwater network (Kinross Road Structure Plan Area)

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Location description	Column 5 Total establishment cost (\$)
SW1	Hilliards Creek	Sturgeon/ Dundas St, Ormiston	Channel/detention	1,000,000
SW2	Southern Redland Bay Weinam Creek	Auster Street, Redland Bay	Protection Levee	391,449
SW3	Moogurrapum Creek	Gordon Road, Redland Bay	Construct a wetland (12,000m ²)	880,000
SW4	Native Dog Creek	Reaches ND1/2/3 (Valley Way, Mt Cotton)	Buffer Riparian Re- vegetation establishment	100,000
SW5	Torquay Creek	Reaches TOR1/3 (Azure Avenue and Serpentine Creek Road, Redland Bay)	Buffer Riparian Re- vegetation establishment	100,000
SW6	Tarradarrapin Creek	Valentine Park, Alexandra Hills	Flood Mitigation- reshape open drain for flow/ongoing management	400,000
SW7	Lower Tingalpa Coolnwynpin Creek	Glover Drive Flooding, Alexandra Hills	Erosion and rehabilitation	100,000
SW8	Cleveland Catchment	Cleveland	Water Quality Treatment devices program	250,000
SW9	Thornlands Catchment	Crystal Waters and downstream, Thornlands	Water Quality Treatment devices and levee	2,000,000
SW10	Erapah Creek	Victoria Point	wetland establishment and waterway rehabilitation	3,500,000

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Location description	Column 5 Total establishment cost (\$)
SW11	Serpentine Creek	Redland Bay	Waterway erosion stabilisation and rehabilitation	200,000
Total				8,921,449
* The establishment cost is in nominal terms.				

Editor's note—The base date for the establishment cost for the stormwater network (Kinross Road Structure Plan Area) is June 2011.

Table I Schedule of works summary—Stormwater network (excluding South-east Thornlands Structure Plan Area and Kinross Road Structure Plan Area)

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure#	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
A	Hilliards Creek	Bio retention Basin A	195,886	247,637	443,523
B	Hilliards Creek	Bio retention Basin B	97,943	135,924	233,867
C	Hilliards Creek	Bio retention Basin C	105,884	146,256	252,140
D	Hilliards Creek	Bio retention Basin D	1,021,650	390,735	1,412,385
G	Hilliards Creek	Bio retention Basin G	46,324	77,061	123,385
H	Hilliards Creek	Bio retention Basin H	132,356	178,359	310,715
I	Hilliards Creek	Bio retention Basin I	164,121	211,534	375,655
J	Hilliards Creek	Bio retention Basin J	450,009	537,106	987,115
K	Hilliards Creek	Bio retention Basin K	191,820	94,624	286,444
L	Hilliards Creek	Bio retention Basin L	377,213	455,711	832,924
M	Hilliards Creek	Bio retention Basin M	105,600	144,542	250,142
GPT A	Hilliards Creek	GPT A		35,740	35,740
GPT B	Hilliards Creek	GPT B		25,799	25,799
GPT C	Hilliards Creek	GPT C		35,740	35,740
GPT D	Hilliards Creek	GPT D		49,511	49,511
GPT G	Hilliards Creek	GPT G		25,799	25,799
GPT H	Hilliards Creek	GPT H		35,740	35,740
GPT I	Hilliards Creek	GPT I		59,910	59,910
GPT J	Hilliards Creek	GPT J		35,740	35,740
GPT K	Hilliards Creek	GPT K		25,799	25,799
GPT L	Hilliards Creek	GPT L		49,511	49,511
GPT M	Hilliards Creek	GPT M		35,740	35,740

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure#	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
D	Hilliards Creek	Detention Basin 6 (see GPT D)		356,177.00	356,177
L	Hilliards Creek	Detention Basin 7 (see GPT L)		322,332.00	322,332
J	Hilliards Creek	Detention Basin 8 (see GPT J)		413,892.00	413,892
K	Hilliards Creek	Detention Basin 8b (see GPT K)	154,290.0 0	117,303.00	271,593
TOTAL					7,287,318
* The establishment cost is in nominal terms.					

Editor's note—The base date for the establishment cost for the stormwater network (excluding South-east Thornlands Structure Plan Area and Kinross Road Structure Plan Area) is January 2012.

Schedule 7 Maximum construction on costs for work

Column 1 Trunk infrastructure network	Column 2 Maximum construction on costs for work (Percentage of the construction cost for the work)
Local government trunk infrastructure networks	
Local road network	11
Cycleways network	11
Public parks network	11
Land for community facilities network	11
Stormwater network	11
Distributor-retailer trunk infrastructure networks	
Water supply network	11
Sewerage network	11