

ATTACHMENT A

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**RECONCILIATION OF ULTIMO PYRMONT  
SECTION 94 CONTRIBUTIONS PLAN 1994**

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## PART A: SUMMARY

		Claimable (i.e. to be funded by			Outstanding works		
		Plan cost estimate	Actual expenditure	Developers' works in-kind expenditure	Total expenditure	Cash contributions	
<b>SHFA</b>							
	Land Acquisition	53,383,000	41,016,500	8,266,500	49,283,000	41,016,500	4,100,000
	Works	66,967,250	54,876,224	7,702,000	62,578,224	48,594,958	2,413,350
<b>COS</b>							
	Land Acquisition	3,800,000	3,800,000		3,800,000	3,800,000	-
	Works	19,289,000	60,323,069		60,323,069	17,875,168	1,725,000
<b>TOTAL</b>		<b>143,439,250</b>	<b>160,015,793</b>	<b>15,968,500</b>	<b>175,984,293</b>	<b>111,286,626</b>	<b>8,238,350</b>
<b>SHFA</b>							
		120,350,250	95,892,724	15,968,500	111,861,224	89,611,458	6,513,350
<b>COS</b>		23,089,000	64,123,069	-	64,123,069	21,675,168	1,725,000

Scenario 1. Where CoS did not claim or receive any funds from SHFA

Cash income incl Building Better Cities funding	90,280,010
SHFA claimable to date	89,611,458
City of Sydney Claimable to date	21,675,168
<b>Plan Over(Under) Funding</b>	<b>(21,006,616)</b>
<i>Works to be completed, per plan</i>	<i>8,238,350</i>

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## **PART B: INCOME - SUMMARY OF S94 PLAN RECEIPTS SINCE 1994**

<b>Calendar Year</b>	<b>Rec'd by CoS</b>	<b>SHFA (per SHFA records)</b>
1994	577,571	4,481,000
1995	14,743,657	9,012,500
1996	4,491,066	5,743,500
1997	1,541,300	4,131,000
1998	5,554,668	3,366,354
1999	2,901,839	2,806,646
2000	2,039,150	3,866,500
2001	1,206,490	9,807,532
2002	751,303	3,446,500
2003	198,617	1,229,000
2004	49,055	3,178,000
2005	1,838,675	5,145,762
2006	1,356,870	1,538,620
2007	13,410	2,771,210
2008	250,256	250,256
2009	-	2,679,891
2010	271,366	271,366
2011	28,108	26,669
2012	27,705	27,705
<b>37,841,104</b>	<b>63,780,010</b>	

### Notes

1. "Rec'd by CoS" was compiled from City records, and is shown by Financial Year
2. SHFA information provided in summary form to 2008, then compiled using copied of Dept of Planning invoices received from SHFA. SHFA TOTALS ARE SHOWN BY CALENDAR YEAR

### **Additional s94 receipts, by date (per SHFA invoice reproductions)**

<b>Date</b>	<b>Receipt amount</b>	<b>Yearly total</b>
<b>2009</b>		
13/03/2009	2,657,552	
2/11/2009	22,339	2,679,891
<b>2010</b>		
26/02/2010	28,182	
19/03/2010	36,406	
13/08/2010	3,690	
3/12/2010	203,088	271,366
<b>2011</b>		
11/03/2011	3,690	
9/12/2011	8,585	
30/12/2011	14,394	26,669
<b>2012</b>		
10/02/2012	16,902	
13/07/2012	3,378	
17/08/2012	7,425	27,705

**PART C: EXPENDITURE - ON S94 PLAN WORKS ITEMS**

Ref	Responsibility***	Category (Per Plan)	Facility (Description as given in S94 Plan)	Location	Est Staging (per Plan)	Construct'n Cost (1994)	Land Cost (1994)	Total Cost (Budget)	Const'n \$ per WT report (excl. Land)**	Delivered by SHFA (Land/Const'n)	Delivered by COS (Land/Const'n)	WIK (Land/Const'n)*	Value Included against Plan	Difference Excess/(Shortfall)	Identified as Incomplete	BBC Funding (per funding agreement with CWDC)	Funding from CWDC as "Settled Works"	"Residual" Council Works Funding per agreement				
																			A	B	C	D
1	CWDC/SHFA	Open Space	Plymouth Park - ancillary wharfs, Plymouth Bay	Plymouth Bay	95-96	22,759,000	13,000,000	35,759,000	23,146,704	36,146,704		35,759,000	387,704									
2	CWDC/SHFA	Open Space	Plymouth Point Park	Point St & Herbert St	95-96	10,520,000	10,280,000	20,800,000	11,537,634	21,837,634		20,800,000	1,037,634									
3	CWDC/SHFA	Open Space	Cliff Top (Plymouth Point Park)	Point St & Herbert St	96	968,000	1,760,000	2,728,000	1,771,619	3,531,619		2,728,000	803,619									
4	CWDC/SHFA	Open Space	Cliff Walk	Point St & Saunders St - CWDC	95	1,202,000	1,325,000	2,527,000	1,420,934	2,745,934		2,527,000	218,934									
5	CWDC/SHFA	Open Space	Cliff Walk	Herbert St	96	507,000	1,060,000	1,567,000	1,397,000	1,397,000		1,397,000	-	170,000								
6	CWDC/SHFA	Open Space	Many Ann Street Square (west)	Bet Jones St & Bulwara Rd	95	611,250	750,000	1,361,250	765,387	1,350,387		1,350,387	-	10,863								
7	CWDC/SHFA	Open Space	Many Ann Street Square (east)	Bet Jones St & Bulwara Rd	97	314,650	1,100,000	1,414,650	2,168,324	3,268,324		1,414,650	1,853,674									
8	CWDC/SHFA	Open Space	Jones Street North (closure) - complete	Jones St north of Mary Ann St	95	155,000	-	155,000	-	155,000		-	-	-								
9	CWDC/SHFA	Open Space	John Street Square	John St & Harris Rd	96	1,550,000	1,400,000	2,950,000	1,550,000	2,950,000		2,950,000	116,992									
10	CWDC/SHFA	Open Space	Point Street Park	Upper Bowman St	96	551,200	956,000	1,507,200	668,192	1,624,192		1,507,200	116,992									
11	CWDC/SHFA	Open Space	Point Street Park	Scott St	96	467,800	752,000	1,219,800	242,644	994,644		994,644	225,156									
12	CWDC/SHFA	Open Space	Jones Watkinson Reserve	Mill St	94	1,650,000	-	1,650,000	1,505,775	1,505,775		1,505,775	144,225									
13	CWDC/SHFA	Open Space	Jones Bay Park	Jones Bay Rd	96	818,000	473,000	1,291,000	320,234	793,234		793,234	497,766									
14	CWDC/SHFA	Roads/Drainage	Foreshore Promenade	Jones Bay	94-00	160,000	6,080,000	6,240,000	84,395	6,164,395		6,164,395	75,605									
15	CWDC/SHFA	Roads/Drainage	Foreshore Promenade	Master Plan 1	95-96	265,000	-	265,000	231,135	231,135		231,135	33,865									
16	CWDC/SHFA	Roads/Drainage	Foreshore Promenade	Wharves 7,8 & 9	95-96	1,686,000	-	1,686,000	2,664,958	2,664,958		2,664,958	978,958									
17	CWDC/SHFA	Roads/Drainage	Foreshore Boulevard	Harris St to Jones Bay Rd	96	9,870,000	-	9,870,000	3,820,240	3,820,240		3,820,240	6,049,760									
18	CWDC/SHFA	Roads/Drainage	Stormwater Drainage	Throughout area	95-01	1,600,000	-	1,600,000	2,483,751	2,483,751		2,483,751	883,751									
19	CWDC/SHFA (WIK)*	Open Space	Stables Park	Stables Park	97-98	689,000	3,500,000	4,189,000	-	-		4,189,000	-									
20	CWDC/SHFA (WIK)*	Open Space	Cliff Walk	Jones to Saunders St - CSR	98-99	1,203,000	1,875,000	3,078,000	-	-		3,078,000	-									
21	CWDC/SHFA (WIK)*	Open Space	Cliff Walk	Bayview to Point St	96	259,000	850,000	1,109,000	-	-		1,109,000	-									
22	CWDC/SHFA (WIK)*	Open Space	Cooperage Square	Bowman St	97-98	1,690,000	750,000	2,440,000	-	-		2,440,000	-									
23	CWDC/SHFA (WIK)*	Roads/Drainage	Foreshore Promenade	CSR Land	98-01	2,250,000	1,291,500	3,541,500	-	-		3,541,500	-									
24	CWDC/SHFA (WIK)*	Roads/Drainage	Foreshore Promenade	Wharf Areas 12 & 13	98	1,611,000	-	1,611,000	-	-		1,611,000	-									
25	CWDC/SHFA	Admin	Administration (1995-2000)	Preparation of S94CP and relevant st	95-00	200,000	-	200,000	77,298	77,298		77,298	122,702									
26	CWDC/SHFA	Admin	Section 94 Officer (Ongoing)	For on-going management and imple	95-02	245,000	-	245,000	70,000	70,000		70,000	175,000									
27	CoS	Open Space	Fig Lane Park	Fig St, Jones & Fig Lanes	95-96	433,000	1,000,000	1,433,000	433,000	433,000		433,000	-			3,000,000						
28	CoS	Open Space	Fig Lane Park (Deck)	Over Cutting	95-96	2,567,000	-	2,567,000	2,167,000	2,167,000		2,167,000	400,000									
29	CoS	Open Space	Wattle Lane Park Upgrade	Bet Wattle Lane & McKee St	95	116,000	-	116,000	103,848	103,848		103,848	12,152									
30	CoS	Open Space	Jones Street South (closure)	Bet Mary Ann & Thomas Sts	92	630,000	-	630,000	636,060	636,060		636,060	3,940									
31	CoS	Open Space	Macarthur Street (closure)	Macarthur St west Bulwara Rd	95	300,000	-	300,000	517,767	517,767		517,767	217,767									
32	CoS	Comm Facilities	Maybank Centre upgrading	Harris Street	95-96	150,000	-	150,000	125,827	125,827		125,827	24,173									
33	CoS	Comm Facilities	Multi-purpose childcare centre (Ultim)	Harris Street	95-96	1,250,000	-	1,250,000	2,569,815	2,569,815		2,569,815	1,319,815									
34	CoS	Comm Facilities	Bulwara Road childcare centre	Bulwara Road	92	738,000	900,000	1,638,000	738,000	738,000		738,000	-									
35	CoS	Comm Facilities	McKee Street Childcare centre	John Street	95	80,000	-	80,000	79,433	79,433		79,433	567									
36	CoS	Comm Facilities	John Street Annex Community Centre	McKee Street	92	1,762,000	1,900,000	3,662,000	1,762,000	1,762,000		1,762,000	3,662,000									
37	CoS	Comm Facilities	Sid Fegan Centre / Esme Hackett Hall	Bulwara Road	95-96	4,400,000	-	4,400,000	4,800,000	4,800,000		4,800,000	400,000									
38	CoS	Roads/Drainage	Harris Street (St1) inc upgrade of Uniol	Between John St & Pyrmont Bridge R	95-96	2,722,000	-	2,722,000	3,093,944	3,093,944		3,093,944	371,944									
39	CoS	Comm Facilities	Aquatic Centre/Recreation Facility (Pa	Onr Harris & William Henry Streets U	95-97	2,416,000	-	2,416,000	20,000	20,000		20,000	38,711,341									
<b>WORKS IDENTIFIED AS STILL TO BE COMPLETED UNDER PLAN (per WT Partnership report 2004)</b>																						
40	CWDC/SHFA	Roads/Drainage	Foreshore Promenade****	Fish Markets Square - Foreshore Par	97-01	1,411,000	2,080,500	3,491,500	-	2,080,500		2,080,500	-	1,411,000								
41	CWDC/SHFA	Roads/Drainage	Foreshore Promenade****	Ferry Wharf Pointoon	97	752,000	-	752,000	-	-		-	-	-								
42	CWDC/SHFA	Roads/Drainage	Cyclists' provision for	Harris to Bank St	99	202,000	840,000	1,042,000	-	-		-	-	1,042,000								
43	CWDC/SHFA	Roads/Drainage	Cyclists' provision for	Murray to Harris St	96	606,000	2,520,000	3,126,000	-	-		-	-	3,126,000								
44	CWDC/SHFA	Open Space	Mary Ann Street East Square	Mary Ann St & Omnibus Lane	98	194,350	740,000	934,350	-	-		-	-	934,350								
45	CoS	Roads/Drainage	Upgrade of other existing major street	Priorities to be determined	96-01	1,000,000	-	1,000,000	-	-		-	-	-								
46	CoS	Roads/Drainage	Ultimo Rd Upgrade	From Harris St to Railway Viaduct	95	725,000	-	725,000	-	-		-	-	725,000								
<b>TOTALS</b>																						
										86,256,250	57,183,000	143,439,250	71,912,918	95,892,724	64,123,069	15,968,500	127,255,126	39,356,359	8,238,350	5,599,668	12,017,187	4,471,000

Notes  
 \* Works in Kind - Where works per the Plan have been delivered by developers as Works in Kind in lieu of Developer Contributions, a Quantity Surveyor has been utilised to confirm the value of works provided  
 2 items on the works schedule listed as Works in Kind on the schedule above (the "Cliff Walk" works items) are to be assessed by a quantity surveyor in early 2013 for verification of value. In the meantime, value has been assumed as that listed in the Plan, as the works are accepted as having been completed  
 \*\* WT Partnership were engaged by SHFA in 2004 to provide a summary of works completed under the plan. WT utilised available information regarding expenditure to date on the works items. Since that time, additional works/acquisitions have been undertaken.  
 \*\*\* Responsibility for works delivery was detailed in the Agreement - WIK projects were not specified at that time, but are noted on the above for clarification purposes  
 \*\*\*\* Letter from SHFA indicates Land Acq Complete, however, construction not yet complete. Therefore, full works value not attributed.  
 \*\*\*\*\* SHFA Works item completed by CoS as part of Pirrama Park project