

Memo

Planning Place & Community

To: All Councillors

From: David Kerr
General Manager Planning Place & Community

Date: 21 September 2017

Subject: Section 94 Funds in Warriewood Valley

Record Number: 2017/354996

I refer to a request from Cr De Luca on behalf of the Warriewood Residents Group and provide the following response.

The questions asked and the responses provided are outlined below:

1. *What are the total funds collected from Warriewood developers since the land was released for development?*

Since the commencement of development in the Warriewood Valley Release Area Council has collected approximately \$72,000,000 in section 94 contributions.

2. *What is the total amount presently held by Council in S94 from Warriewood developers?*

The current balance in the reserve for the Warriewood Valley Section 94 Contributions Plan is approximately \$14,000,000 of which approximately \$11,300,000 is committed for works in 2017/18. Significant projects currently underway/programmed for delivery, include the Macpherson Street bridge and the purchase of properties for active open space (sports fields) provision.

3. *If any S94 fund collected from Warriewood have been expended, could you please advise on what?*

Over the past 19 years, funds collected have been used to deliver essential local infrastructure such as traffic and transport facilities, an interconnected creek corridor network, drainage works, active and passive open space areas, library upgrades, pedestrian and cyclist facilities, and bushfire protection works as well as plan management and administration in accordance with the Plan adopted by Council and reviewed from time to time (inclusive of legal advice, plan review, updating land valuation, financial modelling etc). Total expenditure is \$58,000,000.

4. *What is the status of the creation of a Park/Community Facility at Warriewood and what is needed to expedite these projects?*

The delivery of the southern portion of the central local park land is subject to a commercial agreement entered into by the former Pittwater Council and the delivery of this park is being progressed via a Planning Proposal (rezoning) currently before Council. Should a rezoning proceed, it is anticipated that the contract to formalise the commercial agreement can be completed. The completion of the central local park is planned for delivery in the 2018/19 financial year, as anticipated in the Warriewood Valley Section 94 Contributions Plan.

Council are also progressing the delivery of a community facility in Warriewood Valley. Feasibility studies have been commenced and a review of the business case is underway with the goal of appointing a design consultant by the end of the 2017/18 financial year. I confirm that we will undertake extensive consultation with the community at the appropriate stages.

Should you require any further information about matters raised in this memo please contact my office on 9942 2652

A handwritten signature in black ink that reads "DKerr". The letters are cursive and somewhat stylized.

David Kerr
General Manager Planning Place & Community