

**ACCESS SDM PTY LTD**

ABN 72 111 199 734

**CLIENT: James McIntyre****ADDRESS: 64/66 Standen****Issue August 2013****Division type****Torrens****Total Lots****2****Current Allotments****1****Important Budget notes***Preliminary budget based upon concept layout and subject to approvals**All costs subject to Engineering design and**acceptance of layout and costs by Government Authorities*

plus GST where applicable

**rate (\$)****STATUTORY GOVERNMENT FEES (GST exempt)****Development Assessment Commssion (DAC)**

Lodgement application fee

1,240

Open Space Contribution

6,488

3,611 Note 4

**SA Water**

Water connection and meter (current meter to remian)

3,611 Note 3

Sewer connection (extension fee at \$800 per meter allowance)

24,800 Note 3

31 metres @\$800

**ETSA**

Note 2

**Council****LTO Division Plan lodgement fee**

Torrens (with RDA)

957 Note 7

**DEVELOPMENT WORKS****Conveyancer Fees**

Management and Document Preperation

Note 1

LTO Lodgement fees

Note 1

**Site Engineering and preparation****Service supply and Civil Works****Road and associated works****Development Management and Survey**

Council Liaison and Development plan preparation DAC lodgment

4,500

Certified Boundary calculations and marking,

LTO Final Plan preparation

Liaison with Council, DAP and SAWater and development guidance

Government Agency Sec 51 clearances

**TOTAL****38,719****Notes**

- 1 Conveyancer Fees will vary dependant upon required works
- 2 ETSA charge nil if power is available within 25 metres
- 3 SAWater fee to be updated and subject to extension designand costing
- 4 Agency fee liable to increase at any time (fee fixed from time of lodgment)
- 5 Government fees may vary
- 6 No allowances for Holding costs, purchase and resale costs  
finance costs, interest and government fees.
- 7 Entries with "Allowance" are to be verified following design and tender

**Other  
Works**

Consideration should may given to additional site excavation to  
prepare for future dwellings where boundary works may occur.

This Budget allocation is intended to provide an over view.

Further costs, works or alterations may occur or be required  
for the site civil works to be completed for Council clearance  
and final lodgement at the LTO

Council may require specific works with cost implications as part  
of the Approval

Site has not been checked for significant trees or slope relating to  
stormwater management (ideally site will slope to wards the street  
gutter to minimise stormwater costs.