

09 May 2013

The General Manager  
Campbelltown City Council  
PO Box 57  
Campbelltown NSW 2560

Attention: Scott Lee

Dear Paul,

**Airds Bradbury Renewal Project  
Voluntary Planning Agreement  
NSW Land and Housing Corporation and Campbelltown City Council**

The purpose of this letter is to make an offer under Section 93F of the Environmental Planning and Assessment Act (Act) to enter into a Voluntary Planning Agreement with Campbelltown City Council for the delivery of public amenity and infrastructure services associated with the Airds Bradbury Renewal Project. NSW Land and Housing Corporation has entered into Project Delivery Agreement with UrbanGrowth NSW for the delivery of the Project.

The general terms of the Airds Bradbury Renewal Planning Agreement is summarised below:

- The Planning Agreement is between NSW Land and Housing Corporation and Campbelltown City Council;
- The land to which the Agreement applies is described in Schedule 1 of the Planning Agreement;
- The nature of contributions to be provided under the Agreement and timing of works is described in the attached schedule;
- The monetary contribution of \$100,000 will be provided for the upgrade of the existing community facilities if Campbelltown City Council decide to retain the facilities;
- The Planning Agreement is not to be registered on title;
- The Agreement requires contributions, namely the carrying out of Work and dedication of land to be completed before Subdivision Certificates can be issued as a form of security;
- The Agreement excludes the application of s94, s94A of the Act to the Development;
- The Agreement does not exclude the application of s94EF of the Act to the Development;
- Each Party is to pay for their own costs of preparing, negotiating, executing and stamping the Agreement.

The works to be carried out are detailed within the Infrastructure Services Delivery Plan (ISDP) which is consistent with the Airds Bradbury Renewal Concept Plan approved 24 August 2012. The total cost of the works to be delivered excluding land is \$18,644,017 (based on option to retain and upgrade existing community facilities) or \$20,485,377 (based on option to build new integrated community facility and demolish existing community facilities).

I look forward to receiving Council's response to this letter of offer.

Yours sincerely



pcw

Mark Shepherd  
**GENERAL MANAGER**