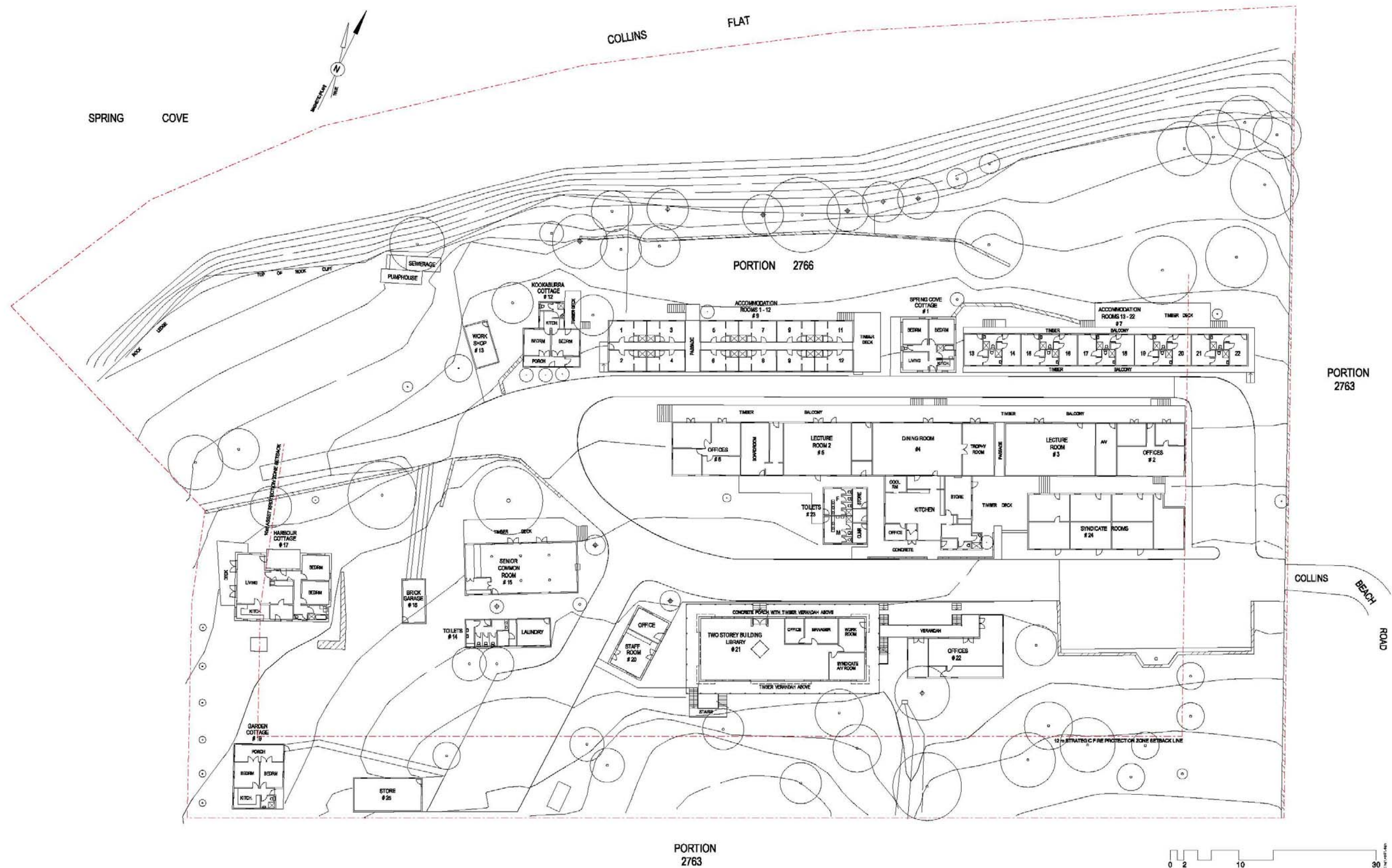


Appendix C Existing Site Plan

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Appendix D Quantity Surveyor Certificate

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20 June 2007

Our Ref: S6038/gen/corr

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SYDNEY NSW 2000

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e: sydney@turntown.com
w: turnerandtownsend.com.au

For the attention of Mr. Michael Dametto

Dear Mr. Dametto,

**AFP MANLY
Capital Investment Value**

Further to your request dated 19th June 2007 for our assessment of the Capital Investment Value of the above project. We have pleasure in providing confirmation of the information at our disposal.

The budget for the current project which is in the final stages of tender documentation is as follows (Costs based on Cost Plan 11 – 50% Tender Documentation):

Construction	\$15,281,591
Contingency	\$1,284,409
Escalation Provision	\$1,454,000
Professional Fees	\$2,975,000
TOTAL	\$20,995,000

The above figure is the total approved budget for the redevelopment of the Australian Institute of Police Management and excludes General Sales Tax, the value of the land and residual value of the buildings and equipment on site.

| Yours sincerely,



Robbie Stewart
Principal
Turner & Townsend

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