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AFR SubDivision

Name: TBC
Stage: TBC
Reference: Former Hoxton Park Airport
Approval Number: TBC
Address: Former Hoxton Park Airport, Cowpasture Road
Locality: Hoxton Park
Postcode: 2171
State: NSW
Number of Lots: 3
Business Units In Stage: 3
Road Works Date: 01/05/2010
Type: Business

AFR Applicant

Role: Consulting Engineer
First Name: Peter
Last Name: Johnson
Company: ADW Johnson Pty Ltd
Phone: 0243054300
Mobile: 0413804600
Address: PO Box 3717 Tuggerah
Postcode: 2259
Email: peterj@adwjohnson.com.au

AFR Developer

First Name: Bill
Last Name: Anthony
Company: Mirvac Projects ABN 72 001 069 245
Phone: 0290808204
Mobile: 0411168552
Address: L26 - 60 Margaret Street, Sydney
Postcode: 2000
Email: william_anthony@mirvac.com

AFR Information

Date Created: 16:55:39 05/02/2010
Date Modified: 14:51:47 09/02/2010
AFR Type: Sub Division
Terms Agreed: yes
Applicant Type: Consulting Engineer

AFR Notes

Notes: There are existing Telstra services located generally within the existing road, servicing lots 401, 402 & 403 DP1141990 which will need to be reloated during the civil works. Works due May 2010. This subdivision is to facilitate construction of BigW (lot 4052) & Dick Smith (lot 4051) distribution centres. As part of the subdivision Mirvac require Telstra to provide provision for fibre optics to proposed lots 4051 (Dick Smith), 4052 (Big W) & 4054 (Residual Lot). A further application for the distribution centre buildings (Lots 4051 & 4052) will follow shortly. This application will provide details on the specific requirements for the distribution centre buildings. Lot 4054 will be provisioned as part of the initial subdivision.

AFR Documents

Document #1: C_150126_SK_009[E].pdf
Document #2: C_150126_SK_010[E].pdf
Document #3: C_150126_SK_011[E].pdf
Document #4: C_150126_SK_012[E].pdf
Document #5: C_150126_SK_013[E].pdf

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Application for Reticulation

Upon Completion of the Application for Reticulation, we will pass your details on to one of our accredited contractors. Our contractor will then in turn contact you or your nominated Services Coordinator to facilitate the communications reticulation for your development.

Along with the Application for reticulation, you will need to supply a suitable development plan including shared trench details if available.

Please take time to read the terms and conditions, and acknowledge your acceptance of them, before submitting your application.

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Please indicate what type of development you are registering

- ☐ **Subdivision** Less than 3 lots in a new estate development
- ☒ **Subdivision** 3 or more lots in a new estate development
- ☐ **Residential Building (s)** Less than 3 units in a single residential building and including Group Housing (e.g. townhouses or villas)
- ☐ **Residential Building (s)** 3 or more units in a single residential building and including Group Housing (e.g. townhouses or villas)
- ☐ **Commercial Industrial Building(s)** Retail, Office, Industrial or Commercial buildings
- ☐ **Mixed use Building(s)** Buildings that contain a mixture of Residential Buildings and Commercial Industrial Buildings

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Terms and Conditions

The following page has important information regarding the terms and conditions on which Telstra pre-provisions telecommunications network infrastructure to proposed estate development. Please read these terms and conditions carefully before completing and submitting this application form.

The terms and conditions form the basis of a contract between the Developer and Telstra which comes into existence when Telstra communicates to the Developer that it has determined that it will pre-provide telecommunications network infrastructure to the Proposed Development in response to your Application for Reticulation.

[Click here to view the terms and conditions](#)

You must agree to the Terms & Conditions to submit your application ☒ I Agree

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New Estate Developments - Terms and Conditions

[Print this page](#)**TERMS AND CONDITIONS**

Subject to Telstra determining it will provide telecommunications network infrastructure to the Proposed Development in response to your Application, the following terms and conditions will apply to Telstra's provisioning of telecommunications network infrastructure to the Proposed Development. Some of the words used in this document have particular meanings that are set out in clause 8.

1. Developer's Obligations.

1.1. The Developer warrants that it has the authority to enter into this agreement.

1.2. The Developer agrees to provide to Telstra after consultation with Telstra and at no cost to Telstra:

- a)** suitable trench/trenches (shared and/or exclusive trenches as notified by Telstra which meet Telstra's specifications, including ACIF Industry Code C524 2001 External Communication Cable Networks) and pit voids for the Network Infrastructure to connect to the proposed new lots or building development including, where required by Telstra, provisions for Future Developments;
- b)** Finish surface levels;
- c)** suitable space within the Proposed Development for above ground housing for the distribution of the network;
- d)** provide Telstra with safe access to the Land for the purposes of inspecting, installing and maintaining the Network Infrastructure;
- e)** comply with all reasonable directions of Telstra in relation to the Network Infrastructure; and
- f)** use best endeavours to ensure that no damage is done to the Network Infrastructure or that it is in anyway interfered with by any person.

1.3. The Developer agrees to meet the costs of replacement or repair necessitated by a breach of 1.1(e).

2. No Restriction on Commonwealth Legislation

- a)** Nothing in this agreement affects, restricts, or limits the rights, powers and immunity of Telstra under and by virtue of the Act or any other applicable legislation and/or regulations of the Commonwealth, or any State or Territory.
- b)** The Developer agrees in accordance with clause 17(5) of Schedule 3 of the Act to waive its right to be given a notice under clause 17(1) or 19 (1) of Schedule 3 of the Act in relation to the exercise by Telstra of its power to inspect land, to install a low impact facility within the meaning of the Telecommunications (Low Impact Facilities) Determination 1997, or to maintain a facility.
- c)** The Developer acknowledges and agrees that by waiving its right to receive a notice under clause 17(5) or 19(2) of Schedule 3 of the Act it is also waiving any right, including without limitation any right conferred by clause 4.30 of the Telecommunications Code of Practice 1997, to object to the activities that are the subject of the notice.
- d)** The operation of this clause survives the expiry or termination of this agreement.

3. Indemnity

- a)** The Developer indemnifies Telstra against any liability, loss, damage, costs or

expenses incurred or suffered by Telstra which is caused solely and directly by:

- (i) a breach of this agreement by the Developer; or
 - (ii) the negligence of the Developer or an employee or agent of the Developer acting within the scope of their authority.
- b) The indemnity provided by the Developer under this clause 3 will not exceed \$20 million per event and in the aggregate.
- c) The Developer's liability to indemnify Telstra under this clause 3 shall be reduced proportionately to the extent that any act or omission of Telstra contributed to the liability, loss, damage, costs or expenses.

4. Intellectual Property

4.1. The Developer grants to Telstra a perpetual, irrevocable licence to use, modify and adapt all Developer Material for the sole purpose of Telstra installing and maintaining the Network Infrastructure, including the use of the Developer Material to update and maintain Telstra's recording systems.

4.2. The Developer represents and warrants that it has sufficient right, title and interest in the Developer Material to license that material to Telstra for the sole purpose of Telstra installing and maintaining the Network Infrastructure and updating and maintaining Telstra's recording systems.

4.3. The Developer indemnifies Telstra in respect of any and all loss, damage or expense suffered by Telstra due to a claim concerning infringement of intellectual property rights brought by a third party in relation to Telstra's use of Developer Material to install and maintain the Network Infrastructure and to update and maintain Telstra's recording systems.

5. Ownership of the Network Infrastructure

5.1. Telstra shall own the Network Infrastructure, and any other equipment or facilities installed by Telstra (none of which shall be considered a fixture, notwithstanding that elements of the Network Infrastructure may be fixed to the Land in some way) up to the network boundary point.

5.2. The Developer must not use, or permit anyone else to use, the Network Infrastructure.

6. Telstra's Liability

Telstra is not liable (including in negligence) for any loss, damage or expense that the Developer may suffer in connection with the provisioning of the Network Infrastructure by Telstra, including in circumstances where Telstra is unable to provide Network Infrastructure due to circumstances beyond its control. To the full extent allowed by law, Telstra excludes all warranties, whether express or implied by law.

7. Relocating Network Infrastructure

If, in Telstra's opinion, it becomes necessary to remove or alter the position of any Network Infrastructure on, over or under the Land because of the Proposed Development or alterations to the finish surface levels provided, Telstra's normal business practice applies. This commonly involves the Developer reimbursing Telstra for all of its costs incurred in connection with anything reasonably done by Telstra in connection with that removal or alteration.

8. Explanation of Certain Words

Where relevant and not already defined under this clause, words in these terms and conditions have the meaning given to them in the Act.

Act means the Telecommunications Act 1997 (Cth).

Application means this online application for reticulation.

Developer means the person listed in Step 4 of this Application and that person who acknowledges and agrees to the Terms and Conditions.

Developer Material means any and all material provided by the Developer to Telstra for the purpose of Telstra installing the Network Infrastructure, including all trench plans and surveyors' plans submitted as part of this application.

Land means the land described in Step 9 of this Application.

Network Infrastructure means the equipment and facilities (including, without limitation, conduits, cable, road crossings, pipe, pits, lead in starter pipe) and any provision for future development in shared or exclusive trench/trenches where required, installed or to be installed by Telstra on the Land.

Proposed Development means the development in respect of which the applicant has submitted this form as referred to in Step 9 of this Application.

Telstra means Telstra Corporation Limited (ACN 051 775 556) and its employees, agents or subagents and employees of its agents and sub agents.

Trench/Trenches and **pit** voids mean all excavations, backfill (with suitable material) and reinstatement without limitations necessary within the Land to accommodate the Telstra Network Infrastructure.

Finish surface levels means the final level of the terrain (including development landscaping).

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Application for Reticulation

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Developer's Details * mandatory fields
please provide at least one contact number.

Select a developer you have entered previously from the list, or enter the details of a new developer.

Existing developer:

First Name:	Bill	*
Last Name:	Anthony	*
Company:	Mirvac Projects ABN 72 001 069 245	*
Phone include Area Code:	0290808204	#
Mobile Phone:	0411168552	#
Postal Address:	L26 - 60 Margaret Street, Sydney	*
Postcode:	2000	*
email:	william_anthony@mirvac.com	

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Civil Contractor (optional section)

* mandatory fields (Only if this section is not skipped)

please provide at least one contact number.

Select a contractor you have entered previously from the list, or enter the details of a new contractor.

Existing contractor:

Select a contractor



First Name:

*

Last Name:

*

Company:

*

Phone include Area Code:

#

Mobile Phone:

#

Postal Address:

*

Postcode:

*

email:

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Application for Reticulation

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Service Coordinator (optional section)

* mandatory fields (Only if this section is not skipped)

please provide at least one contact number.

Select a coordinator you have entered previously from the list, or enter the details of a new coordinator.

Existing coordinator:

First Name:

*

Last Name:

*

Company:

*

Phone include Area Code:

#

Mobile Phone:

#

Postal Address:

*

Postcode:

*

email:

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Applicant

Are you the:

☐ Developer

☒ Other Consulting Engineer

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Details of Applicant

* mandatory fields

please provide at least one contact number.

Select an applicant you have entered previously from the list, or enter the details of a new applicant.

Existing applicant:

What is your role in this project:

*

First name:

*

Last name:

*

Company:

*

Phone include Area Code:

#

Mobile phone:

#

Postal address:

*

Postcode:

*

email:

*

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Application for Reticulation

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Development Details - Subdivision

* mandatory fields

Development name:	TBC	*
Stage No:	TBC	*
Developers reference:	Former Hoxton Park Airport	
Planning approval number:	TBC	
Crown allotment:		
Development address:	Former Hoxton Park Airport, Cowpas	*
Development suburb/city:	Hoxton Park	*
Postcode:	2171	*
State:	NSW 	*
Grid reference:		
Map Number:		
Average lot frontage (m):		
Number of lots:	3	*
Living Units in stage:	0	*
Business Units in stage:	3	*
Commencement of Road Works:	1/05/2010 	*
Type of Development:	n/a	

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Application for Reticulation

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Subdivision Details

Please add any extra information you would like to include with your application (maximum 1000 characters).

Notes:

There are existing Telstra services located generally within the existing road, servicing lots 401, 402 & 403 DP1141990 which will need to be relocated during the civil works. Works due May 2010.

This subdivision is to facilitate construction of BigW (lot 4052) & Dick Smith (lot 4051) distribution centres. As part of the subdivision Mirvac require Telstra to provide provision for fibre optics to proposed lots 4051 (Dick Smith), 4052 (Big W) & 4054 (Residual Lot).

A further application for the distribution centre buildings (Lots 4051 & 4052) will follow shortly. This application will provide details on the specific requirements for the distribution centre

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Application for Reticulation

Your Registration number is: 12034311






Development Attachments

To assist Telstra in planning the network, please attach a suitable plan of your development including joint use shared trench details, if available.

Where possible, please provide files in .dwg format.

Please note:

You are only able to upload a maximum of 10 files. Each file must not be greater than 5Mb in size.

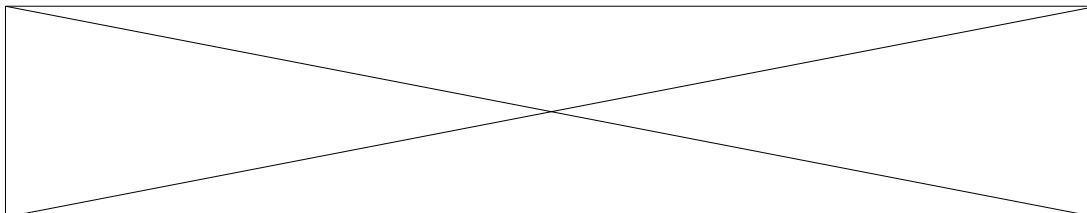
File Name	Type	Size	Status	Action
C_150126_SK_009[E].pdf		564Kb	Uploaded	Remove
C_150126_SK_010[E].pdf		299.9Kb	Uploaded	Remove
C_150126_SK_011[E].pdf		291.5Kb	Uploaded	Remove
C_150126_SK_012[E].pdf		374.4Kb	Uploaded	Remove
C_150126_SK_013[E].pdf		311.5Kb	Uploaded	Remove

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☐ Please send hardcopies to: **Locked Bag 3101 BURWOOD 1805**

If you have completed uploading files or you do not have any files to upload, click on Submit button.



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ITD SubDivision

Name: TBC
Location: Former Hoxton Park Airport, Cowpasture Road
Suburb: Hoxton Park
Reference: Former Hoxton Park Airport
Approval Number: TBC
Crown Allotment: Proposed Lots 4051, 4052 & 4054 being a subdivision of Lot 400 DP 1141990
Postcode: 2171
Approx Lots: 3
Approx Stages: 3
Works Date: 01/05/2010
Sales Date: 03/01/2011

ITD Applicant

Role: Consulting Engineer
First Name: Peter
Last Name: Johnson
Company: ADW Johnson Pty Ltd
Phone: 0243054300
Mobile: 0413804600
Address: PO Box 3717, Tuggerah
Postcode: 2259
Email: peterj@adwjohnson.com.au

ITD Consultant

First Name: Peter
Last Name: Johnson
Company: ADW Johnson Pty Ltd
Phone: 0243054300
Mobile: 0413804600
Address: PO Box 3717, Tuggerah
Postcode: 2259
Email: peterj@adwjohnson.com.au

ITD Developer

First Name: Bill
Last Name: Anthony
Company: Mirvac Projects ABN 72 001 069 245
Phone: 0290808204
Mobile: 0411168552
Address: L26 - 60 Margaret Street, Sydney
Postcode: 2000
Email: william_anthony@mirvac.com

ITD Information

Date Created: 16:28:52 05/02/2010
Date Last Modified: 14:18:41 12/02/2010
Developer Consultant: Consulting Engineer
Email Correspondence: no
Send Hard Copy: no
Registered: The ITD has been registered
Completed: The ITD has been completed

ITD Notes

Notes: Expected sales to commence - Proposed Lot 4051 & 4052 subject to agreement for lease with Woolworths. There are existing Telstra services located generally within the existing road, servicing Lots 401, 402 & 403 DP1141990 which will need to be relocated during the civil works. Works due May 2010. This subdivision is to facilitate construction of BigW (Lot 4052) & Dick Smith (Lot 4051) distribution centres. As part of the subdivision Mirvac require Telstra to provide provision of fibre optics to proposed lots 4051

(Dick Smith), 4052 (BigW) & 4054 (Residual Lot) A further application for the distribution centre buildings (Lots 4051 & 4052) will follow shortly. This application will provide details on the specific requirements for the distribution center buildings. Lot 4054 will be provisioned as part of the initial subdivision.

ITD Documents

Document #1: C_150126_SK_009[E].pdf

Document #2: C_150126_SK_010[E].pdf

Document #3: C_150126_SK_011[E].pdf

Document #4: C_150126_SK_012[E].pdf

Document #5: C_150126_SK_013[E].pdf

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Intent to Develop

Once you have completed your Intent to Develop, you will be provided with a Registration Number and password which will be particular to this development and allow you to log in and amend details at any time. You will also be able to submit an Application for Reticulation for each stage of your development as construction nears.

Your lodgment of an Intent to Develop will also send the details you provide to one of Telstra's Community Development Consultants located in the region of your development.

You have the option to engage your Community Development Consultant to ensure that the right products and services are made available to your customers when they move into their new home or workplace.

An Intent To Develop will need to be followed up by an Application For Reticulation at the appropriate time for each stage of the development.

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Intent to Develop

Please indicate what type of development you are registering

- ☐ Less than 3 lots/units
- ☒ 3 or more Residential lots/units or any Commercial/Industrial development

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Intent to Develop

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Developer's Details * mandatory fields
please provide at least one contact number.

Select a developer you have entered previously from the list, or enter the details of a new developer.

Existing developer:

First Name:	Bill	*
Last Name:	Anthony	*
Company:	Mirvac Projects ABN 72 001 069 245	*
Phone include Area Code:	<input type="text" value="0290808204"/>	#
Mobile Phone:	<input type="text" value="0411168552"/>	#
Postal Address:	L26 - 60 Margaret Street, Sydney	*
Postcode:	2000	*
email:	william_anthony@mirvac.com	

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Developer's Consultant

Do you wish to nominate one of:

- ☐ Architect
- ☒ Consulting Engineer
- ☐ Other _____
- ☐ None

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Intent to Develop

 View only

Developer's Consultant * mandatory fields
please provide at least one contact number.

Select a consultant you have entered previously from the list, or enter the details of a new consultant.

Existing consultant:

First name:	Peter	*
Last name:	Johnson	*
Company:	ADW Johnson Pty Ltd	*
Phone include Area Code:	<input type="text" value="0243054300"/>	#
Mobile phone:	<input type="text" value="0413804600"/>	#
Postal address:	PO Box 3717, Tuggerah	*
Postcode:	2259	*
email:	peterj@adwjohnson.com.au	

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Details of Applicant

Are you the:

- ☐ Developer
- ☒ Developer's Consultant
- ☐ Other

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Intent to Develop

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Details of Applicant

* mandatory fields

please provide at least one contact number.

Select a consultant you have entered previously from the list, or enter the details of a new consultant.

Existing consultant:

Select a consultant

What is your role in this project:

Consulting Engineer

*

First name:

Peter

*

Last name:

Johnson

*

Company:

ADW Johnson Pty Ltd

*

Phone include Area Code:

0243054300

#

Mobile phone:

0413804600

#

Postal address:

PO Box 3717, Tuggerah

*

Postcode:

2259

*

email:

peterj@adwjohnson.com.au

*

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Type of Development

Please nominate the type of development you will be registering:

- ☒ Subdivision
☐ Buildings or Group title

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Intent to Develop

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Subdivision Details

* mandatory fields

Development address:	Former Hoxton Park Airport, Cowpasl	*
Development suburb/town:	Hoxton Park	*
Development name:	TBC	*
Developers reference:	Former Hoxton Park Airport	
Planning/Building approval number:	TBC	
Crown allotment (if known):	Proposed Lots 4051, 4052 & 4054 be	
Postcode of development :	2171	*
Grid reference:		
Map number:		
Approximate number of lots:	3	*
Approximate number of stages:	3	*
When do you expect first stage earthworks to commence?	1/05/2010	 *
When do you expect sales to commence?	3/01/2011	 *

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Intent to Develop

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Subdivision Details

Please add any extra information you would like to include with your application (maximum 1000 characters).

Notes:

Expected sales to commence - Proposed Lot 4051 & 4052 subject to agreement for lease with Woolworths.

There are existing Telstra services located generally within the existing road, servicing Lots 401, 402 & 403 DP1141990 which will need to be relocated during the civil works. Works due May 2010.

This subdivision is to facilitate construction of BigW (Lot 4052) & Dick Smith (Lot 4051) distribution centres. As part of the subdivision Mirvac require Telstra to provide provision of fibre optics to proposed lots 4051 (Dick Smith), 4052 (BigW) & 4054 (Residual Lot)

A further application for the distribution centre

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Intent to Develop

Your Registration number is: 12034307






Development Attachments

To assist Telstra in planning the network, please attach a suitable plan of your development including joint use shared trench details, if available.

Where possible, please provide files in .dwg format.

Please note:

You are only able to upload a maximum of 10 files. Each file must not be greater than 5Mb in size.

File Name	Type	Size	Status	Action
C_150126_SK_009[E].pdf		564Kb	Uploaded	Remove
C_150126_SK_010[E].pdf		299.9Kb	Uploaded	Remove
C_150126_SK_011[E].pdf		291.5Kb	Uploaded	Remove
C_150126_SK_012[E].pdf		374.4Kb	Uploaded	Remove
C_150126_SK_013[E].pdf		311.5Kb	Uploaded	Remove

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- ☐ Please send hardcopies to:

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