



W I L D E
A N D
W O O L L A R D

14 September, 2017

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For the attention of Chris Aspen

**RE: HURLSTONE AGRICULTURAL HIGH SCHOOL (HAWKESBURY)
PLANNING APPLICATION – CAPITAL INVESTMENT VALUE (CIV)
QUANTITY SURVEYORS CERTIFICATE**

Wilde and Woollard has been engaged by Department of Education to provide Cost Management services for the proposed Hurlstone Agricultural High School (Hawkesbury). The development comprises of a new agricultural teaching school.

As part of our services commission, we have been requested to assess the Capital Investment Value for the development

Definition

Capital Investment Value (CIV) is defined by the Environmental Planning Authority as:

The CIV of a development or project includes all costs necessary to establish and operate the project including the design and construction of buildings, structures, associated infrastructure and fixed or mobile equipment but excluding the following :-

- a) *Amounts payable, or the cost of land dedicated or any other benefit provided, under a condition imposed under Division 6 or 6A of Part 4 of the Act or a planning agreement under that Division*
- b) *Costs relating to any part of the development or project that is the subject of a separate development consent or project approval*
- c) *Land costs (including any costs or marketing and selling land)*
- d) *GST (within the meaning of A New Tax System (Goods and Services Tax) Act 1999 of the Commonwealth)*

Calculation

To determine the CIV, Wilde and Woollard have prepared a Schematic Design Cost Plan for the project.

The total Capital Investment Value is **\$67,963,000** and is summarised as follows:



Recognised by the
Australian Institute of Quantity Surveyors

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Statutory Fees

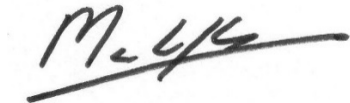
Statutory fees are excluded from the calculation in accordance with the definition attached

Professional Fees

The Schematic Design Cost Plan makes allowances for Professional Fees related to all Consultants during the design and construction phases of the project in accordance with standard Industry practice.

Should you require any further information, please do not hesitate to contact me

Yours faithfully,
Wilde and Woollard

A handwritten signature in black ink, appearing to read 'M. Johnson', with a long horizontal stroke extending to the right.

Mark Johnson