

Proposed amendments to Wollongong City-Wide Development Contributions Plan

- 1. Amendment to exempt development for the purpose of Commercial Premises in the E2 Commercial Centre zone from paying the additional 1% Commercial Core levy**

Part A – Schedules

- 2. Schedule 2 – Wollongong City Centre Commercial Levy Rates**

Add red text after the table:

To incentivise the construction of new Commercial Premises in the E2 Commercial Centre zone, on XXXX Council resolved that a total contribution rate of 1% will apply to new Commercial Premises development (including as part of a mixed use development) in the Wollongong City Centre E2 Commercial Centre Zone (as mapped in the LEP). This rate reduction does not apply to developments approved prior to the creation of this plan.

- 2. Amendment to delay the payment of development contributions for Office Premises in the E2 Commercial Centre zone with an estimate development cost of \$20,000,000**

Part C – Administration and Operation of the Plan

- 24. When is the levy payable**

A levy to be paid by a condition authorised by this Plan must be paid to the Council in accordance with the following requirements:

Add a new bullet point after the relevant point:

- A Development Application involving the construction of a new Office Premises in the E2 Commercial Centre zone within the Wollongong City Centre with an estimate development cost of more than \$20,000,000 – prior to the issue of an Occupation Certificate. This applies only to the portion of a development that is or relates to the office premises.*