

City Centre Local Planning Policy

VERSION 10

June 2019

town planning services

Version	Adoption	Comment
1	24 March 2009 Council Item SC55	Interim Draft.
2	15 April 2009 Council Item SC61	Addendum 1 adopted.
3	23 March 2010 Council Item SC152	Interim Draft.
4	22 March 2011 Council Item SC211	Final.
5	24 April 2012 Council Item SC043	Addendum 2 revoked.
6	26 June 2012 Council Item SC051	Addendum 3 adopted.
7	25 September 2012 Council Item SC056	Addendum 4 adopted.
8	24 May 2016 Council Item DCS269	Final – no objections received during advertising.
9	23 August 2016 Council Item DCS290	Addendum 5 adopted.
10	23 July 2019 Council Item DCSxxx	Cash-in-lieu rate for parking amended.

10.2.6 Cash-in-lieu for car parking in the Regional Centre zone is as follows:

The land area for a car parking bay shall include the land area for the bay itself plus an allowance for the vehicle aisle and access:

Aisle Width	5.8m
Bay Length	5.4m
Bay Width	2.6m
	$(5.8 + 5.4 \times 2.6)$ <i>29m² per bay</i>

Note: Taken from AS/NZ Standard 2890.1 : 2004
Parking Facilities, Part 1: Off-street car parking
User class 3 (short-term city and town centre parking, parking stations)

*Land value:	\$1,000 / m ²
Land value per bay:	\$29,000
**Construction cost per bay:	\$3,000
<u>Total cost:</u>	<u>\$32,000</u>

Cash-in-lieu contribution (@75%) per car bay: **\$24,000**

* Land value based on research done as part of the Batavia Coast Marina project in June 2015. Proponents may obtain their own valuation from a licensed valuer.

** Construction costs are based on sealing to bitumen standard, drainage and line marking for 'at grade' (not decked) parking and are calculated by the local government.

10.2.7 Cash-in-lieu for motorcycle / scooter parking in the Regional Centre zone is as follows:

Bay Length	2.5m
Bay Width	1.2m
	(2.5×1.2) <i>3m² per bay</i>

Note: Taken from AS/NZ Standard 2890.1 : 2004 (clause 2.4.7).

*Land value:	\$1,000 / m ²
Land value per bay:	\$3,000
Construction cost per bay:	\$600
<u>Total cost:</u>	<u>\$3,600</u>

Cash-in-lieu contribution (@75%) per motorcycle / scooter bay: **\$2,700**

* Land value based on research done as part of the Batavia Coast Marina project in June 2015. Proponents may obtain their own valuation from a licensed valuer.