Cost Apportionment Schedule for DCA 6
Major Review - 25 March 2026

POS % 12.72%

DCA 6 - MANDOGALUP	Total site area (ha)	Deductions for GSA	Gross subdivisible area	POS Required for DCA	POS actually provided	Deductions for Developable Area	Developable Area	Amount Due	Less Credits	Amount Due including any credits approved for prefunded works and POS Improvements and Land	Payment Date	Total Amount Paid/Credits Utilised	2.1 Public open space improvements	2.1 Public open space land valuation	3. District Sporting Ground	4.1 Community Facilities - Branch Library	4.2. Community Facilities - District Youth Centre	1.1 Hammond Road extension	1.2 Internal collector road	5. Administration costs	Sub total
TOTAL DCA 6 AREAS (ha)	111.3900	18.6615	92.7285	9.4592	4.1839	17.7168	93.6732					**COST OVER DCA 6**	**$0.00**	**$0.00**	**$1,064,718.37**	**$147,691.51**	**$393,532.22**	**$4,276,937.08**	**$6,309,764.67**	**$295,683.22**	**$12,488,327.07**
DEVELOPED LOTS CONTRIBUTION PAYMENTS																					
TOTAL AREA OF DEVELOPED LOTS (ha)	52.6403	4.4499	48.1904	3.7962	4.1839	2.3731	50.2672														
Lots 682 and Lot 52 Rowley Rd, Mandogalup (QUBE Land)	34.3057	4.4499	29.8558	3.7962	2.8071	2.3731	31.9326						$3,546,462.40	$2,744,329.93	$101,369.91	$18,280.48	$73,470.98	$378,196.85	$390,706.57	$84,473.99	**$7,337,291.11**
Total Contribution Paid								$ 8,073,061.24				$4,688,834.11	$2,277,179.54	$1,741,628.01	$66,185.34	$11,923.01	$44,781.72	$245,595.41	$250,699.34	$50,841.72	**$4,688,834.09**
Qube Mandogalup Development Pty Ltd Stage 1 Aspley Invoice 55722	7.4890	1.6870	5.8020		1.2180	1.6870	5.8020	$ 1,468,381.68	-$1,071,840.00	$ 396,541.68	5/07/2019	$396,541.68									
Stage 2A (offset by credit)	1.6869		1.6869				1.6869	$ 381,241.51	$0.00	$ 381,241.51	21/08/2020		$1,269,282.86								
Stage 2B	1.7645		1.7645				1.7645	$ 432,915.20		$ 432,915.20	9/11/2020	$297,310.69									
Stage 3A	1.7154		1.7154				1.7154	$ 420,868.65		$ 420,868.65											
Stage 3B	1.3354		1.3354				1.3354	$ 327,636.70		$ 327,636.70											
Stage 4A	0.8110		0.8110				0.8110	$ 198,899.41		$ 198,899.41	28/05/2021	$198,899.41									
Invoice 67908 Apsley Stage 4B prior CAS	2.4019	0.0681	2.3338		0.3711		2.4019	$ 574,475.55	-$311,724.00	$ 262,751.55	26/08/2021	$262,751.55	$119,400.97	$104,193.77	$3,779.10	$632.59	$2,534.53	$14,271.93	$14,680.35	$3,258.29	$262,751.53
Invoice 70989 Apsley Stage 5B	0.7195		0.7195				0.7195	$ 188,516.85		$ 188,516.85	11/03/2022	$188,516.85	$85,666.84	$74,756.10	$2,711.40	$453.87	$1,818.46	$10,239.71	$10,532.74	$2,337.73	$188,516.85
Invoice 70990 Apsley Stage 7	3.9137	0.6861	3.2276			0.6861	3.2276	$ 845,666.40		$ 845,666.40	11/03/2022	$845,666.40	$384,292.27	$335,347.87	$12,163.05	$2,036.00	$8,157.40	$45,934.25	$47,248.75	$10,486.83	$845,666.42
Invoice 71426 Apsley Stage 11	2.3256		2.3256				2.3256	$ 609,332.56		$ 609,332.56	23/05/2022	$609,332.56	$276,896.17	$241,630.00	$8,763.91	$1,467.01	$5,877.69	$33,097.25	$34,044.39	$7,556.13	$609,332.55
Invoice 71427 Apsley Stage 12	1.7069		1.7069				1.7069	$ 447,226.42		$ 447,226.42	7/06/2022	$447,226.42	$203,231.03	$177,347.03	$6,432.37	$1,076.73	$4,314.00	$24,292.10	$24,987.26	$5,545.91	$447,226.43
75437 Qube Mandogalup Development Pty Ltd	4.2159	2.0087	2.2072				4.2159	$ 578,310.47		$ 578,310.47	9/11/2022	$578,310.47	$300,111.51	$196,706.20	$7,787.00	$1,257.69	$5,064.58	$30,598.04	$29,849.82	$6,935.62	$578,310.46
78395 Qube Mandogalup Development Pty Ltd	1.9536	0.0000	1.9536			0.0000	1.9536	$ 661,123.07	-$437,280.00	$ 223,843.07	30/05/2023	$223,843.07	$116,162.31	$76,137.86	$3,014.07	$486.81	$1,960.31	$11,843.40	$11,553.79	$2,684.53	$223,843.08
Invoice 85139 Aspley Stage 9	2.2664		2.2664				2.2664	$ 938,466.77	-$298,031.76	$ 640,435.01	12/06/2024	$640,435.01	$360,364.20	$200,191.11	$9,791.61	$1,316.05	$5,290.48	$30,937.48	$30,818.68	$1,725.38	$640,434.99
Credits for constructed or provided items (as at 2024FY)												$2,946,488.76	$1,264,893.00	$1,681,595.76							$2,946,488.76
POS A Apsley Estate					1.2180							$2,648,457.00	$1,264,893.00	$1,383,564.00							$2,648,457.00
POS D Apsley Stage 14					1.5440							$298,031.76		$298,031.76							$298,031.76
Land) - East	18.3346	0.0000	18.3346	0.0000	1.3768	0.0000	18.3346						$2,606,075.53	$1,541,400.65	$71,838.72	$10,411.09	$41,840.99	$252,697.56	$252,070.69	$30,815.57	**$4,807,150.80**
Total Contribution Paid												$4,807,150.80	$2,606,075.53	$1,541,400.65	$71,838.72	$10,411.09	$41,840.99	$252,697.56	$252,070.69	$30,815.57	$4,807,150.80
Invoice 71251 Florence Stage 1	3.1241	0.0000	3.1241				3.1241	$ 818,548.27		$ 818,548.27	4/04/2022	$818,548.27	$372,139.85	$324,743.22	$11,778.42	$1,971.62	$7,899.44	$44,315.19	$45,583.35	$10,117.19	$818,548.28
73399 Satterley Property Group Pty Ltd	3.8372	0.0000	3.8372				3.8372	$ 1,005,388.25		$ 1,005,388.25	25/07/2022	$ 1,005,388.25	$521,847.39	$342,041.58	$13,540.39	$2,186.92	$8,806.51	$53,112.63	$51,813.85	$12,038.98	$1,005,388.25
Invoice 81890 Florence Stage 2	3.0889		3.0889				3.0889	$ 1,045,323.02		$ 1,045,323.02	14/12/2023	$ 1,045,323.02	$588,189.26	$326,753.50	$15,981.95	$2,148.07	$8,635.16	$50,496.40	$50,302.49	$2,816.19	$1,045,323.02
Invoice 83350 Florence Stage 3A	3.0227		3.0227		1.2136		3.0227	$ 1,179,595.63		$ 1,179,595.63	18/03/2024	$ 1,179,595.63	$698,354.31	$315,876.87	$18,975.29	$2,550.39	$10,252.49	$65,102.75	$64,852.75	$3,630.78	$1,179,595.63
Invoice 83348 Florence Stage 3B	1.3769		1.3769		0.1632		1.3769	$ 565,731.41		$ 565,731.41	18/03/2024	$ 565,731.41	$318,105.96	$172,300.62	$8,643.40	$1,161.72	$4,670.09	$29,654.82	$29,540.94	$1,653.85	$565,731.40
Invoice 20890 Florence Estate Stage 6B and 7	3.8848		3.8848				3.8848	$ 1,608,610.88	-$1,416,046.66	$ 192,564.22	14/04/2025	$ 192,564.22	$107,438.76	$59,684.86	$2,919.27	$392.37	$1,577.30	$10,015.77	$9,977.31	$558.58	$192,564.22
Credits for constructed or provided items (as at 2025FY)												$ 1,416,046.66	$0.00	$1,416,046.66	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$1,416,046.66
(credit against Stage 6B & 7)												$ 246,941.83		$246,941.83							$246,941.83
Land credit POS4 stage (Stage 6B and 7) - (credit against Stage 6B & 7)												$ 265,540.00		$265,540.00							$265,540.00
												$ 903,564.83		$903,564.83							$903,564.83
											Total Cash Payments Made	$9,495,984.91	$6,152,537.93	$4,285,730.58	$173,208.63	$28,691.57	$115,311.97	$630,894.41	$642,777.26	$115,289.56	$12,144,441.91
											Total Credits Utilised as at 2024 FY	$4,362,535.42								$0.00
											Total Interest Earned to 30 June 2020	$ 1,663.38	842.69	587.00	23.72	3.93	15.79	86.41	88.04	15.79	$1,663.37
											Total Interest Earned to 31 March 2021	$ 1,272.65	644.74	449.11	18.15	3.01	12.08	66.11	67.36	12.08	$1,272.64
											Total interest earned to 30 June 2021	$ 326.33	165.32	115.16	4.65	0.77	3.10	16.95	17.27	3.11	$326.33
											Total interest earned to 30 June 2022	$ 1,835.70	929.99	647.81	26.18	4.34	17.43	95.36	97.16	17.43	$1,835.70
											Total interest earned to 30 June 2023	$ 161,866.17	82,003.58	57,122.00	2,308.60	382.41	1,536.93	8,408.82	8,567.20	1,536.63	$161,866.17
											Total interest earned to 30 June 2024	$ 323,997.28	164,141.39	114,337.49	4,620.97	765.45	3,076.37	16,831.41	17,148.43	3,075.77	$323,997.28
											Total interest earned to 30 June 2025	$ 453,744.45	229,873.05	160,124.81	6,471.47	1,071.98	4,308.32	23,571.67	24,015.65	4,307.49	$453,744.44
											TOTAL LIABILITY OF UNDEVELOPED LOTS PAYABLE	$0.00	$0.00	$878,036.00	$116,768.05	$269,250.23	$3,596,965.94	$5,616,986.30	$171,425.36	$10,649,431.88

DCA6 - MANDOGALUP	Total site area (ha)	Deductions for GSA	Gross subdivisible area	POS Required for DCA	POS actually provided	Deductions for Developable Area	Developable Area	Amount Due	Less Credits	Amount Due including any credits approved for prefunded works and POS Improvements and Land	Payment Date	Total Amount Paid	Contributions based on a pro rata gross subdivisible area: 2.1 Public open space improvements	2.1 Public open space land valuation	3. District Sporting Ground	4.1 Community Facilities - Branch Library	4.2. Community Facilities - District Youth Centre	Contributions based on pro rata developable area: 1.1 Hammond Road extension	1.2 Internal collector road	5. Administration costs	Sub total
											TOTAL UNDEVELOPED LOTS LIABILITY		$0.00	$0.00	$878,036.00	$116,768.05	$269,250.23	$3,596,965.94	$5,616,986.30	$171,425.36	**$10,649,431.88**
UNDEVELOPED LOTS LIABILITY																					
TOTAL AREAS OF UNDEVELOPED LOTS (ha)	58.7497	14.2116	44.5381	5.6630	0.0000	15.3437	43.4060					**Cost per ha (GSA/DA)**	**$0.00**	**$0.00**	**$19,714.27**	**$2,621.76**	**$6,045.39**	**$82,867.94**	**$129,405.76**	**$3,949.35**	**$244,604.46**
Lots 682 and Lot 52 Rowley Rd, Mandogalup (QUBE Land) - West	34.1543	10.5581	23.5962	3.0003	0.0000	12.6349	21.5194						$0.00	$0.00	$465,181.79	$61,863.49	$142,648.26	$1,783,268.42	$2,784,734.25	$84,987.58	**$5,322,683.79**
Total contribution payable								$ -				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Insert invoice number and developer and stage			0.0000				0.0000	$ -		$ -		$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Insert invoice number and developer and stage			0.0000				0.0000	$ -		$ -		$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Credits for constructed or provided items																					
Net contribution payable													**$0.00**	**$0.00**	**$465,181.79**	**$61,863.49**	**$142,648.26**	**$1,783,268.42**	**$2,784,734.25**	**$84,987.58**	**$5,322,683.79**
Part Lots 9002 and 9006 Hoffman Rd and Lot 9033 Rowley Rd (Satterley Land) - East	24.5954	3.6535	20.9419	2.6628	0.0000	2.7088	21.8866						$0.00	$0.00	$412,854.21	$54,904.56	$126,601.97	$1,813,697.53	$2,832,252.05	$86,437.78	$5,326,748.10
Total contribution payable								$ -				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Insert invoice number and developer and stage			0.0000				0.0000	$ -		$ -		$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Insert invoice number and developer and stage			0.0000				0.0000	$ -		$ -		$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Insert invoice number and developer and stage			0.0000				0.0000	$ -		$ -		$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Insert invoice number and developer and stage			0.0000				0.0000	$ -		$ -		$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Credits for constructed or provided items																					
Net contribution payable													**$0.00**	**$0.00**	**$412,854.21**	**$54,904.56**	**$126,601.97**	**$1,813,697.53**	**$2,832,252.05**	**$86,437.78**	**$5,326,748.10**
Total	58.7497	14.2116	44.5381	5.6630	0.0000	15.3437	43.4060					$0.00	$0.00	$0.00	$878,036.00	$116,768.05	$269,250.23	$3,596,965.95	$5,616,986.30	$171,425.36	$10,649,431.89
Check	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000					$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.01	$0.00	$0.00	$0.01

	Satterley	Qube	Total
Unrestricted	3.3573	5.1020	8.4593
Restricted	0.7609	0.2390	0.9999
TOTAL POS CREDITED	4.1182	5.3410	9.4592
GSA	20.9419	53.4520	74.3939
Total POS	19.66%	9.99%	12.72%
Unrestricted POS % of GSA	16.03%	9.55%	
Restricted POS % of GSA	3.63%	0.45%	

Amount payable for each infrastructure item at current review	**$0.00**	**$0.00**	$ 878,036.00	$ 116,768.05	$ 269,250.23	$ 3,596,965.94	$ 5,616,986.30	$ 171,425.36	**$10,649,431.88**
Amount paid to date for each infrastrasture item	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**
CREDIT	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**
Balance remaining	**$0.00**	**$0.00**	**$878,036.00**	**$116,768.05**	**$269,250.23**	**$3,596,965.94**	**$5,616,986.30**	**$171,425.36**	**$10,649,431.88**