



29 January 2016

Mr Troy Green
General Manager
Tweed Shire Council
P O Box 816
MURWILLUMBAH NSW 2484

By email: [REDACTED]

Dear Troy,

Proposed Special Rate Variation 2016/17

Reference is made to the proposed special rate variation (SRV) and associated documentation currently on public exhibition.

It is understood that the SRV is aimed at raising an additional \$550,000 per annum in 2016/17 and indexed with annual rate pegging in subsequent years. The purpose of the SRV is to fund the long term maintenance and management of environmental protection lands within LEDA's Cobaki development.

Further, the proposed on-going Special Rate is to be levied solely on properties associated with the Cobaki subdivision and all funds raised from the Special Rate will be allocated only to the maintenance and management of the environmental protection land (as it is ultimately intended that this will become Council-owned land).

LEDA and Council have undertaken discussions to consider the mechanisms to ensure the on-going and long term management of the environmental protection lands and it is LEDA's opinion that an on-going Special Rate is the preferred means of providing the on-going funding for this purpose.

In association with the SRV proposal, the terms of legal agreement needs to be agreed to enable the relevant conditions of our development approval to be satisfied, and thereby allow the commencement of civil construction works for the initial precincts of the Cobaki development.



The agreement is conditional upon IPART approval of the SRV and will be finalised and executed by all parties prior IPART giving that approval.

Yours faithfully



Reg Van Rij
Regional Manager – Residential

CC: tsc@tweed.nsw.gov.au