

File number: F22/1585

25 January 2024

Mr Scott Chapman  
Independent Pricing and Regulatory Tribunal  
PO Box K35  
HAYMARKET POST SHOP NSW 1240

Dear Mr Chapman

### **IPART's targeted review of Blacktown City Council's stormwater and soil disposal costs**

Thank you for the opportunity to provide comments on IPART's draft targeted review of our stormwater and soil disposal costs.

We understand that IPART's review is largely based on a 'peer review' of our costs by WT Partnership (WTP) and its exhibited draft report. We referred WTP's draft report to our Quantity Surveyor, Mitchell Brandtman (MB) for review.

MB has provided comments below which we endorse:

- the previous March 2023 estimates have now been updated to reflect rates that are current at December 2023, so that the base date is the same as WTP's. Council has provided IPART with those estimates
- escalation to expected construction dates is excluded. Contributions will be indexed from December 2023 until the date a developer pays the contributions
- the bulk earthwork quantities that have been used are based on the expected volumes of the basins calculated by Council's engineers. We have maintained the quantities as previously advised
- we have reviewed the amended rates provided by WTP and agree the tip fee rate for VENM is low. We have increased the rates for this so our estimate reflects current market rates. We note that this rate is lower than the rate proposed by WTP.

We provided you with Mitchell Brandman's updated estimate of our costs via email on 25 January 2024 in response to WTP's draft report.

MB have reviewed its March 2023 costs and increased the following rates to reflect current market prices:

- tip fee rate for VENM
- rate of stormwater pipework
- rate for reinforced concrete box culverts (RCBC's)
- rate for macrophyte tubestock planting

- rate for trees.

We believe a meeting between Council, IPART, WTP and MB before IPART finalises its report would be beneficial and would provide the best outcome for this review.

If you would like any further information on this matter please contact me on [REDACTED]  
[REDACTED]

Yours sincerely

[REDACTED]

Dennis Bagnall  
Manager Developer Contributions