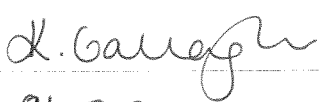


Request for Costing an Election Commitment

Name of election commitment:	Shopping centres upgrades program
Person and party requesting costing:	Katy Gallagher ACT Labor
Date of public release of election commitment, including source:	25/9/12 http://www.katygallagher.net/?p=2316
Summary of election commitment:	\$11 million for program of shopping centre upgrades across Canberra.
Intention of election commitment:	To undertake a program of major and minor upgrades of shopping centres across the Territory.
Signature of person requesting costing:	
Date of request for costing:	9/10/12

What are the key assumptions that have been made in the election commitment?

- The funding profile provides for program of 7 major and 8 minor shopping centre upgrades over five years.
It is assumed major upgrades cost an average of \$1.1 million (excluding GST) for a total upgrade of a centre (usually a large public space) including paths, lighting, car parks, landscaping, artwork and furniture; and minor upgrades cost an average of \$0.6 million (excluding GST) for lighting, access, landscaping and furniture, noting that the cost varies from site to site.
- Design will need to be undertaken in 2012-13 (\$360,000) for the initial upgrades; this can be delivered from the existing funds allocated to the TAMS Directorate for shopping centre upgrades.
The work in 2013-14 and onward will require new funding.
- Capital costs include design, procurement cost, construction, insurance, environmental sustainable design and escalation.
- Depreciation has been added from 2014-15 and calculated on a straight line basis over 40 years
- Cost of funds has not been included in the recurrent costs
- The work will be phased in as below (noting that the final year does not need to be included for this costing exercise):

Local centre	Upgrade	2012-13 \$	2013-14 \$	2014-15 \$	2015-16 \$	2016-17 \$	2017-18 \$
Evatt	Major	100,000	420,000	630,000			
	<i>Depreciation</i>				28,750	28,750	28,750
	<i>Maintenance</i>					11,500	23,000
Florey	Major	100,000	420,000	630,000			
	<i>Depreciation</i>				28,750	28,750	28,750
	<i>Maintenance</i>					11,500	23,000
Kambah (Mannheim)	Minor	30,000	420,000				
	<i>Depreciation</i>			11,250	11,250	11,250	11,250
	<i>Maintenance</i>				4,500	9,000	9,225
Rivett	Minor	30,000	420,000				
	<i>Depreciation</i>			11,250	11,250	11,250	11,250
	<i>Maintenance</i>				4,500	9,000	9,225
Fisher	Major		103,000	432,600	648,900		
	<i>Depreciation</i>					29,613	29,613
	<i>Maintenance</i>						11,845

Kaleen (Gwydir)	Major		103,000	432,600	648,900		
Depreciation						29,613	29,613
Maintenance							11,845
Fraser	Minor			31,827	445,578		
Depreciation						11,935	11,935
Maintenance							4,774
Kambah (Carletonr)	Minor			31,827	445,578		
Depreciation						11,935	11,935
Maintenance							4,774
Fadden	Minor				32,782	458,945	
Depreciation							12,293
Hughes	Major	100,000	420,000	630,000			
Depreciation					28,750	28,750	28,750
Maintenance						11,500	23,000
Spence (Glasson)	Major				109,273	458,945	688,418
Depreciation							
Macquarie	Major				109,273	458,945	688,418
Depreciation							
Wanniassa	Minor				32,782	458,945	
Depreciation							12,293
Kambah (Castley)	Minor				32,782	458,945	
Depreciation							12,293
Kambah (Marconi)	Minor				32,782	458,945	
Depreciation							12,293
TOTAL CAPITAL		360,000	2,306,000	2,818,854	2,538,630	2,753,670	1,376,836
TOTAL DEPRECIATION		0	0	22,500	108,750	191,845	241,018
TOTAL MAINTENANCE		0	0	0	9,000	52,500	120,688

Where relevant, is the funding for the policy to be demand driven or a capped amount?

Capped

Will third parties, for instance the Commonwealth or other State/Territories, have a role in funding or delivering the election commitment?

No

Will funding/the cost require indexation?

Indexation has been included at 3%

What are the estimated revenue and operating costs each year (if available) and what are the capital requirements for this election commitment and estimated costs each year (if available)?

	2012-13	2013-14	2014-15	2015-16	2016-17	TOTAL
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Revenue ^(a)						
Expenses ^(a)			-23*	-118**	-244**	-385
Capital	-360	-2,306	-2,819	-2,538	-2754	-10777

(a) a negative number indicates a decrease in revenue or an increase in expenses.

* depreciation only

** depreciation and maintenance

What is the likely take up?

Any other assumptions?

No

Administration of the election commitment

How will the election commitment be administered?

The program is to be delivered through the TAMS Directorate.

Who will administer the election commitment?

The TAMS Directorate will administer the program.

Has an allowance been made for expenses necessary to support the implementation of this election commitment?

- If no, will the government agency be expected to absorb expenses associated with this election commitment?
- If yes, please specify the key assumptions.

No allowance has been made to support the implementation of the commitment. It is to be delivered from existing resources.

What is the intended implementation date of the election commitment?

The program of upgrades is to be delivered as detailed above.

Are there transitional arrangements associated with election commitment implementation?

No

Are there any other assumptions that need to be considered?

No

When is the election commitment expected to be fully operational?

The program of upgrades is to be delivered as detailed above.

The design associated with the initial upgrades will be undertaken in 2012-13 from existing funds.

Will the election commitment cease and if so when?

The program will be delivered in the timelines detailed above and will extend beyond the out years provided in this template.