



Infrastructure Charges Notice

PLANNING ACT 2016, SECTION 121

Application number:	D/144-2021	Contact:	Brendan Standen
Date of Decision:	28 June 2022	Contact Number:	07 4936 8099

1. APPLICANT DETAILS

Name:	Central Queensland Christian College Ltd		
Postal address:			
Phone no:	Mobile no:	Email:	

2. PROPERTY DESCRIPTION

Street address:	19 Reaney Street, Berserker
Property description:	Lot 179 on CP890747

3. OWNER DETAILS

Name:	Central Queensland Christian College Ltd
Postal address:	

4. DEVELOPMENT APPROVAL

Development Permit for a Material Change of Use for an Educational Establishment (Expansion) and Building Works Assessable Under the Planning Scheme

5. INFRASTRUCTURE CHARGE

The contribution required to be paid is **\$212,449.00**

This charge may be subject to automatic increases from when the charges are levied until when they are paid in accordance with section 121 of the *Planning Act 2016* and Council's Adopted Infrastructure Charges Resolution (No 5) 2015.

The property falls within Charge Area 1 and the infrastructure charges have been calculated as the following:

- (a) A charge of \$185,997.00 for Gross Floor Area being 1,563 square metres; and
- (b) A charge of \$26,452.00 for Impervious Area being 3,112 square metres (roof area, hardstand areas, access, and parking areas).

As the proposed development is staged, Infrastructure Charges will need to appear for each stage as follows:

Stage	GFA (m ²)	Impervious Area (m ²)	Charge (\$)		Total (\$)
			GFA	Impervious	
1	353	1,044	42,007.00	8,874.00	50,881.00
2	271	704	32,249.00	5,984.00	38,233.00
3	148	498	17,612.00	4,233.00	21,845.00
4	250	385	29,750.00	3,272.50	33,022.50
5	332	416	39,508.00	3,536.00	43,044.00
6	209	65	24,871.00	552.50	25,423.50

No offsets or refunds are applicable for the development.

6. WHEN CHARGE IS PAYABLE

The infrastructure charges of **\$212,449.00** must be paid when the change of use happens for each stage.

Payment options can be found at the bottom of this notice.

7. LAPSING OF INFRASTRUCTURE CHARGES NOTICE

This Infrastructure Charges Notice lapses if the development approval to which it pertains ceases to have effect in accordance with section 85 of the *Planning Act 2016*.

8. ASSESSMENT MANAGER

Name: **Amanda O'Mara**
ACTING COORDINATOR
DEVELOPMENT ASSESSMENT

Signature:

Date: 5 July 2022

IN PERSON

In person at any of Council's Customer Service Centres or Development Advice Centre.

CREDIT CARD

Online via [eServices](#) on Council's website using payment reference:

7490006

OR

Call us on 1300 22 55 77

BPAY

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	Telephone & Internet Banking – BPAY® Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: www.bpay.com.au