



# Infrastructure Charges Notice

PLANNING ACT 2016, SECTION 121

Application number:	<b>D/171-2021</b>	Contact:	Brendan Standen
Date of Decision:	<b>30 August 2022</b>	Contact Number:	07 4936 8099

## 1. APPLICANT DETAILS

Name:	<b>S6 Grace Medical Pty Ltd Tte</b>		
Postal address:			
Phone no:	Mobile no:	Email:	

## 2. PROPERTY DESCRIPTION

Street address:	90 and 94 High Street, Berserker		
Property description:	Lot 1 to Lot 3 on RP605736		

## 3. OWNER DETAILS

Name:	S6 Grace Medical Pty Ltd Tte		
Postal address:			

## 4. DEVELOPMENT APPROVAL

**Development Permit for a Material Change of Use for a Health Care Services, Shop (Pharmacy) and Operational Works for Advertising Devices**

## 5. INFRASTRUCTURE CHARGE

The contribution required to be paid is **\$79,032.10**. This charge is subject to automatic increases from when the charges are levied until when they are paid in accordance with section 114 of the *Planning Act 2016* and Council's *Infrastructure Charges Resolution No. 1 of 2022*.

The infrastructure charges have been calculated as follows:

- (a) A charge of \$50,757.30 for Gross Floor Area for the 'Shop' being 257.39 square metres (pharmacy) and charge of \$109,740.80 for Gross Floor Area for the 'Health Care Services' (physiotherapy, medical consultant, allied health, training room and lunchroom) being 715.39 square metres;
- (b) A charge of \$24,513.75 for Impervious Area being 2,238.7 square metres (roof area, hardstand areas, access, and parking areas); and
- (c) An Infrastructure Credit of \$92,032.95 applicable for the existing three (3) lots.

In accordance with Development Incentives Policy, section 3.5 of the Charges Resolution (No. 1) of 2022, the levied charge will be 85 per cent of the amount calculated.

No offsets or refunds are applicable for the development.

## 6. WHEN CHARGE IS PAYABLE

The infrastructure charges of **\$79,032.10** must be paid when the change of use happens

**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: <b>Amanda O'Mara</b> <b>COORDINATOR</b> <b><u>DEVELOPMENT ASSESSMENT</u></b>	Signature:	Date: 30 August 2022
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**PAYMENT METHODS**

An invoice for the Infrastructure Charge amount, including automatic increase, can be requested by contacting Council on telephone 07 4932 9000 or via email [enquiries@rrc.qld.gov.au](mailto:enquiries@rrc.qld.gov.au).

Payment methods will be detailed in an invoice and include paying in person, by credit card or BPAY.