



# Infrastructure Charges Notice

PLANNING ACT 2016, SECTION 121

|                     |                     |                 |               |
|---------------------|---------------------|-----------------|---------------|
| Application number: | <b>D/29-2022</b>    | Contact:        | Amanda O'Mara |
| Date of Decision:   | <b>30 June 2022</b> | Contact Number: | 07 4936 8099  |

## 1. APPLICANT DETAILS

|                 |                             |        |  |
|-----------------|-----------------------------|--------|--|
| Name:           | Gracemere Springs 2 Pty Ltd |        |  |
| Postal address: |                             |        |  |
| Phone no:       | Mobile no:                  | Email: |  |

## 2. PROPERTY DESCRIPTION

|                       |                              |
|-----------------------|------------------------------|
| Street address:       | 104 Washpool Road, Gracemere |
| Property description: | Lot 1 on RP848973            |

## 3. OWNER DETAILS

|                 |                             |
|-----------------|-----------------------------|
| Name:           | Gracemere Springs 2 Pty Ltd |
| Postal address: |                             |

## 4. DEVELOPMENT APPROVAL

**Development Permit for Reconfiguring a Lot (one lot into 38 lots plus balance lot) – Stage 5**

## 5. INFRASTRUCTURE CHARGE

The contribution required to be paid is **\$798,000.00**

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 follows:

- (a) A charge of \$819,000.00 for 39 new allotments; and
- (b) An Infrastructure Credit of \$21,000.00, for the existing allotment.

The Infrastructure Charge will be payable in the following stages:

- \$189,000.00 for Lot 123 to Lot 131 (Stage 5A);
- \$210,000.00 for Lot 132 to Lot 141 (Stage 5B);
- \$210,000.00 for Lot 142 to Lot 151 (Stage 5C); and
- \$189,000.00 for Lot 152 to Lot 160 (Stage 5D).

Infrastructure Credit of \$21,000.00 has been applied to the balance lot.

Therefore, a total charge of \$798,000.00 is payable and will be reflected in an Infrastructure Charges Notice for the development.

No offsets or refunds are applicable for the development.

**6. WHEN CHARGE IS PAYABLE**

The total infrastructure charge for the development is **\$798,000.00**. Each stage must be paid when the local government issues the Approval Certificate for the Survey Plan.

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: <b>Amanda O'Mara</b><br><b><u>ACTING COORDINATOR</u></b><br><b><u>DEVELOPMENT ASSESSMENT</u></b> | Signature: | Date: 7 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:

7677701

OR Call us on 1300 22 55 77

**BPAY**

|                                                                                                                                                                                                                                                          |                                                 |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------|
|                                                                                                                                                                      | <b>Bill Code:</b> 129999<br><b>Ref:</b> 7677701 |
| <b>Telephone &amp; Internet Banking – BPAY®</b><br>Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: <a href="http://www.bpay.com.au">www.bpay.com.au</a> |                                                 |