



# Infrastructure Charges Notice

PLANNING ACT 2016, SECTION 121

Application number:	<b>D/45-2020</b>	Contact:	Thomas Gardiner
Date of Decision:	<b>18 August 2020</b>	Contact Number:	1300 22 55 77

## 1. APPLICANT DETAILS

Name:	<b>Lake Fox Properties Pty Ltd</b>		
Postal address:	<b>C/- Gideon Town Planning</b>		
Phone no:	Mobile no:	Email:	

## 2. PROPERTY DESCRIPTION

Street address:	162 Middle Road, Gracemere
Property description:	Lot 102 on RP604012, Parish of Gracemere

## 3. OWNER DETAILS

Name:	Lake Fox Properties Pty Ltd
Postal address:	

## 4. DEVELOPMENT APPROVAL

<b>Development Permit for a Material Change of Use for a Transport Depot</b>
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## 5. INFRASTRUCTURE CHARGE

The contribution required to be paid is **\$4,487.25**

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 \$18,742.50 for Gross Floor Area being 441 square metres (shed and office);
- (b) A charge of \$6,744.75 for Impervious Area being 793.5 square metres (roof area of shed, office and awning, and hardstand areas); and
- (c) An Infrastructure Credit of \$21,000.00 applicable for the existing allotment.

Therefore a total charge of \$4,487.25 is payable for the development.

No offsets or refunds are applicable for the development.

**6. WHEN CHARGE IS PAYABLE**

The infrastructure charges of **\$4,487.25** must be paid for a Material Change of Use when the change of use happens; or 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>Tarnya Fitzgibbon</b> <b>COORDINATOR</b> <b><u>DEVELOPMENT ASSESSMENT</u></b>	Signature:	Date: 18 August 2020
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**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:

6343115

OR Call us on 1300 22 55 77

**BPAY**

	<b>Bill Code:</b> 129999
	<b>Ref:</b> 6343115
<b>Telephone &amp; Internet Banking – BPAY®</b> 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>	