

9 June 2025

Our Ref: 5072993
File Ref: MCU2024/0015
Enquiries: Peter Boyd

Goldtower Properties
C/- Northpoint Planning
Attn: Meredith Hutton
PO Box 4
TOWNSVILLE QLD 4810

Sent via email: hello@northpointplanning.com.au

Dear Meredith

Amended Infrastructure Charges Notice
(Given under Section 119 of the *Planning Act 2016*)

Reference is made to the Decision Notice and Infrastructure Charges Notice which was issued by Council on 23 May 2025. It has been identified that the Infrastructure Charges Notice contained an administrative error regarding the calculation of Gross Floor Area. As a result, Council hereby provides this Amended Infrastructure Charges Notice.

Applicant details

Applicant name: Goldtower Properties C/- Northpoint Planning

Location details

Street address: 4-14 Cavey Court, Queenton Qld 4820
Real property description: Lot 7 on SP326358

Application details

Application number: MCU2024/0015
Approval type: Development Permit
Development type: Material Change of Use
Category of assessment: Impact Assessment
Description of development: Shopping Centre
Categorising instrument: Goldtower Development Plan

Total levied charge payable

The total amount payable is **\$219,769.00**. The levied charge will not be subject to an automatic increase and no offset or refund applies.



Goods and Services Tax (GST) does not apply to payments or contributions made by applicants to Government which relate to an application for the provision, retention, or amendment of a permission, exemption, authority or licence (however described) under the *Planning Act 2016*.

Calculation of charge

The levied charge has been calculated against the Infrastructure Charges Resolution (No. 3) 2020 which took effect from 28 October 2020 as follows:

Table One: Gross Charge

| Charge | Quantity | Rate | Gross Charge Amount |
|--|---------------------|----------------------------|---------------------|
| Commercial (retail) Per m ² of Gross Floor Area | 4,832m ² | \$47.00 | \$227,104.00 |
| | | Gross Charge Amount | \$227,104.00 |

Table Two: Applied Credit

| Credit | Quantity | Rate | Gross Credit Amount |
|------------|----------|----------------------------|---------------------|
| Vacant lot | 1 | \$7,335.00 | \$7,335.00 |
| | | Gross Credit Amount | \$7,335.00 |

Table Three: Total Charge

| Charge | (Minus) Credit | Net Charge Amount |
|--------------|----------------|---------------------|
| \$227,104.00 | \$7,335.00 | \$219,769.00 |

When the charge is payable

As per Section 122 of the *Planning Act 2016*, the charge is payable for a Reconfiguration of a Lot prior to Council executing a plan of survey whilst for a Material Change of Use at the commencement of the use.

Notwithstanding the above, this notice stops having effect to the extent that the development approval stops having effect pursuant to Section 85 of the *Planning Act 2016*.

Methods of payment

When the charge is payable payments can be made either:

- 1) Over the counter at Council's Administration Officer located at 12 Mosman Street, Charters Towers. Please quote your application number.
- 2) Through Council's nominated bank account being Account No. 00000022 and BSB No. 064-805. Please use your application number as the reference.
- 3) If you require an invoice, please contact Council and one will be provided.



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Other details

Pursuant to Chapter 6, Part 1 and Schedule 1 of the *Planning Act 2016* a person may appeal against an Infrastructure Charges Notice.

Should you wish to discuss this matter, please contact Council on (07) 4761 5300.

Yours faithfully



Timna Green
Manager Planning & Development

