

Our Ref.: PA13042/MB:aa  
Your Ref.: 18461

## AMENDED INFRASTRUCTURE CHARGES NOTICE

(in accordance with section 121 of the *Planning Act 2016*)

<b>APPLICANT:</b>	Shane Nicholas Smith C/- Vision Surveys QLD
<b>APPLICATION:</b>	Reconfiguring a Lot – 1 Lot into 3 Lots
<b>NOTICE NUMBER:</b>	ICN/PA13042
<b>DATE:</b>	9 April 2019
<b>FILE REFERENCE:</b>	PA13042, PA15108, POS19/0003
<b>ADDRESS:</b>	7 Jupiter Street, Clermont
<b>AMOUNT OF THE LEVIED CHARGE:</b>	\$19,252.65  (Levied Charge + annual adjustments) (\$18,004+\$1,248.65)
<b>INCREASE OF LEVIED CHARGE:</b>	The amount of the levied charge is subject to an automatic increase. Refer to the General Information attached to this notice for more information on how the increase is worked out.
<b>LAND TO WHICH CHARGE APPLIES:</b>	Lot 2 on SP 208199
<b>SITE ADDRESS:</b>	7 Jupiter Street, Clermont 14 East Lane, Clermont
<b>PAYABLE TO:</b>	Isaac Regional Council
<b>WHEN PAYABLE:</b>	Prior to endorsement of the Survey Plan <i>(In accordance with the timing stated in Section 122(1)(c) of the Planning Act 2016)</i>
<b>OFFSETS OR REFUNDS:</b>	Not Applicable

This charge is made in accordance with Council's ***Adopted Infrastructure Charges Resolution (No. 2) 2018***

This Amended Infrastructure Charges Notice replaces the previous Infrastructure Charges Notice, number ICN/PA13042, dated 12 September 2003.

## DETAILS OF CALCULATION

### Water Supply

#### Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Reconfiguring a Lot	3	Lots	\$6,328.00 per lot	Table 3.1	\$18,984.00

#### Discounts\*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Credit 1 lot + Existing lawful Use	1 + 1.357	Lots	\$6,328.00 per lot	3.4 (1) (d)	\$14,915.09

### Sewerage

#### Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Reconfiguring a Lot	3	Lots	\$6,328.00 per lot	Table 3.1	\$18,984.00

#### Discounts\*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Credit 1 lot + Existing lawful Use	1 + 1.357	Lots	\$6,328.00 per lot	Table 3.4(1)(d)	\$14,915.09

### Transport

#### Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Reconfiguring a Lot	3	Lots	\$8,596.00 per lot	Table 3.1	\$25,788.00

#### Discounts\*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Credit 1 lot + Existing lawful Use	1 + 1.357	Lots	\$8,596.00 per lot	Table 3.4(1)(d)	\$20,260.77

### Public Parks and Community Land

#### Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Reconfiguring a Lot	3	Lots	\$728.00 per lot	Table 3.1	\$2,184.00

**Discounts\***

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Credit 1 lot + Existing lawful Use	1 + 1.357	Lots	\$728.00 per lot	Table 3.4(1)(d)	\$1,715.90

**Stormwater****Adopted Charges**

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Reconfiguring a Lot	3	Lots	\$6,020.00	Table 3.1	\$18,060.00

**Discounts\***

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Credit 1 lot + Existing lawful Use	1 + 1.357	Lots	\$6,020.00	3.4 (1)(d)	\$14,189.14

**Levied Charges**

Development Description	Water Supply	Sewerage	Transport	Public Parks & Community Land	Stormwater	Total
Reconfiguring a Lot	\$18,984.00	\$18,984.00	\$25,788.00	\$2,184.00	\$18,060.00	<b>\$84,000.00</b>
Discount	\$14,915.09	\$14,915.09	\$20,260.77	\$1,715.90	\$14,189.14	<b>\$65,995.99</b>
<b>Total**</b>	<b>\$4,069.00</b>	<b>\$4,069.00</b>	<b>\$5,527.00</b>	<b>\$468.00</b>	<b>\$3,871.00</b>	<b>\$18,004.00</b>

\* In accordance with Section 3.4 (3) of the Charges Resolution, the discount may not exceed the adopted charge. Any surplus discounts will not be refunded, except at Council's discretion.

\*\* Calculation taken to third decimal place and final total rounded to closest dollar.

**ADOPTED INFRASTRUCTURE CHARGE IS SUBJECT TO PRICE VARIATION:**

The amount of the adopted infrastructure charge is subject to variations in the 3-yearly Producer Price Index average (P.P.I.), All Groups from the reference date stated in this notice until the date the payment is made. A price variation rate of 1.0693520335 has been applied.

**3-Yearly PPPI Index Average Levied Charges**

Development Description	Water Supply	Sewerage	Transport	Public Parks & Community Land	Stormwater	Total
Reconfiguring a Lot	\$20,300.58	\$20,300.58	\$27,576.46	\$2,335.48	\$19,312.50	\$89,825.59
Discount	\$15,949.48	\$15,949.48	\$21,665.90	\$1,834.90	\$15,173.18	\$70,572.94
<b>Total</b>	<b>\$ 4,351.10</b>	<b>\$ 4,351.10</b>	<b>\$ 5910.56</b>	<b>\$ 500.58</b>	<b>\$ 4,139.31</b>	<b>\$19,252.65</b>

## Payment Details

Payment of the adopted infrastructure charge must be made to **Isaac Regional Council** via Council's Customer Centre. Please contact Isaac Regional Council, prior to making payment to confirm details on 1300 ISAACS (1300 47 22 27).

### METHODS OF PAYMENT

PAYMENT BY MAIL	PAYMENT AT COUNCIL OFFICES	PAYMENTS METHODS NOT ACCEPTED
Confirm the current applicable Adopted Infrastructure Charge and mail immediately with your payment to:  The Chief Executive Officer	Present this notice intact with an updated payment advice notice to Isaac Regional Council Customer Service Counter.	Payments via credit card transactions will not be accepted for payment of Adopted

### GOODS AND SERVICES TAX:

The federal government has determined that rates and utility charges levied by a local government will be GST free. Accordingly, no GST is included in this adopted infrastructure charge notice.

### ADOPTED INFRASTRUCTURE CHARGES TAKEN TO BE A RATE:

An adopted infrastructure charge fixed by a local government is, for the purposes of recovery, taken to be a rate within the meaning of the *Local Government Act 2009*. This means:

- a. an adopted infrastructure charge may be recovered by court action for a debt;
- b. an adopted infrastructure charge may be recovered from the person for the time being owning the relevant land, regardless of who was the owner or other person upon whom the charges was imposed;
- c. interest is payable on overdue payments; and
- d. if an adopted infrastructure charge is unpaid for 3 years, the land can be sold to recover the outstanding charges.

### FAILURE TO PAY ADOPTED INFRASTRUCTURE CHARGE:

An adopted infrastructure charge levied by a local government is, for the purposes of recovery, taken to be a rate within the meaning of the *Local Government Act 2009*. Compound annual interest at 11% calculated daily is to be applied on an overdue charge.

**This notice will lapse if the development approval stops having effect.**

Yours faithfully



MANUS BASSON

**Manager - Planning & Land Development**

(On behalf of Gary Stevenson PSM, Chief Executive Officer)

## INFORMATION NOTICE

**Authority and Reasons for Charge** This Infrastructure Charges Notice has been given in accordance with section 119 of the *Planning Act 2016* to support the Local government's long-term infrastructure planning and financial sustainability.

**Appeals** Pursuant to section 229 of the *Planning Act 2016* a person may appeal an Infrastructure Charges Notice. Attached is an extract from the *Planning Act 2016* that details your appeal rights.

**Automatic Increase Provision of charge rate (\$)** An infrastructure charge levied by Council is to be increased by the difference between the Producer Price Index (PPI) applicable at the time the infrastructure charge was levied, and PPI Index applicable at the time of payment of the levied charge, adjusted by reference to the 3-yearly PPI Index average<sup>1</sup>. If the levied charge is increased using the method described above, the charge payable is the amount equal to the sum of the charge as levied and the amount of the increase.

However, the sum of the charge as levied and the amount of the increase is not to exceed the maximum adopted charge the Council could have levied for the development at the time the charge is paid.

**GST** The Federal Government has determined that contributions made by developers to Government for infrastructure and services under the *Planning Act 2016* are GST exempt.

**To whom the charge must be paid** Payment of the Charge must be made payable to ISAAC REGIONAL COUNCIL, PO Box 97, Moranbah QLD 4744.

The Infrastructure Charge has been calculated in accordance with the charges stated in Council's Charges Resolution. This notice will be escalated to time of payment to the extent permitted under legislation in force at that time.

It is requested that you contact Council's Planning Department to confirm that amount payable prior to making payment.

**Payment** This notice is due and payable by the due time shown. Cheques, money orders or postal notes should be made payable to ISAAC REGIONAL COUNCIL and crossed "Not Negotiable". Change

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<sup>1</sup> 3-yearly PPI index average is defined in schedule 2 of the *Planning Act 2016* and means the PPI index smoothed in accordance with the 3-year moving average quarterly percentage change between quarters. PPI Index is the producer price index for construction 6427.0 (ABS PPI) index number 3101 – Road and Bridge construction index for Queensland published by the Australian Bureau of Statistics.

cannot be given on cheque payments. Property owners will be liable for any dishonour fees.

**Overseas Payees**

Please forward your infrastructure charges payment by way of a bank draft for the required amount in Australian dollars.

**Method of Payment**

**PAYMENT BY MAIL**

Confirm the current Infrastructure Charge applicable and obtain an updated payment notice from Council's Planning Department.

Mail this updated payment notice immediately with your payment to: ISAAC REGIONAL COUNCIL, PO Box 97, Moranbah QLD 4744.

**NOTE:** Cheques must be made payable to ISAAC REGIONAL COUNCIL

**PAYMENT AT COUNCIL OFFICES**

Confirm the current Infrastructure Charge applicable.

Present written confirmation of charges with your payment to an Isaac Regional Council Office. Please see Council's website for locations.

**NOTE:** Cheques must be made payable to ISAAC REGIONAL COUNCIL

**PAYMENT MADE BY CREDIT CARD**

Credit Cards accepted: Mastercard or Visa

**PAYMENT MADE BY ELECTRONIC FUND TRANSFER (EFT)**

BSB: 014-550  
Account No: 485 702 245  
Account Name: ISAAC REGIONAL COUNCIL  
Reference: ICN Notice Number

Provide Council with a copy of the EFT transfer receipt or remittance advice.

**Enquiries**

Enquiries regarding this Infrastructure Charges Notice should be directed to the ISAAC REGIONAL COUNCIL, Planning Department, during office hours, Monday to Friday by phoning (07) 4846 3500 or email at [records@isaac.qld.gov.au](mailto:records@isaac.qld.gov.au)