

Our reference: MIN/2025/105
Your reference: 41901-EXTSEW

Decision notice— change application approval for OPW/2024/987.

(Given under section 83(1) of the *Planning Act 2016*.)

The Council of the City of Gold Coast received your change application made under section 78 of the *Planning Act 2016* on 5 March 2025 for the development approval dated 18 October 2024.

Date of decision notice: 15 April 2025

Applicant details

Applicant name: Hb QLD Pty Ltd
Applicant contact details: C/- Mortons-Urban Solutions
PO BOX 2484
SOUTHPORT QLD 4215

Application details

Application number: MIN/2025/105
Approval sought: Change application to Operational Works- Infrastructure (External Trunk Sewer)
Details of the change: Change to Infrastructure (Trunk sewer)
Original Application number: OPW/2024/987
Details of original decision: Operational works – infrastructure (External Trunk Sewer Line)
Date of original decision: 18 October 2024

Location details

Street address: 53 Courtney Drive, UPPER COOMERA QLD 4209
Real property description: Lot 186 RP173728, Lot 187 RP173728, Lot 900 SP313554, Lot 188 RP173728

Decision

Date of decision: 15 April 2025
Decision details: Under Delegated Authority, the Senior Authorising Civil Engineer has resolved to approve the development application in full with conditions.

Affected Entity(s) for the application

Not applicable – no part of the application required referral to an affected entity.

Details of the approval

Development permit: Change application to a Development Permit for Operational Works for Infrastructure (Trunk sewer)

Conditions

New and/or amended conditions of approval for a development permit for a operational works prescribed tidal works are enclosed in this notice.

The approved change(s) do not affect the other previously approved conditions. The development must be undertaken in accordance with amended conditions and other previously approved conditions in the decision notice dated 18 October 2024.

Properly made submissions

Not applicable—No part of the application required public notification.

Approved plans and drawings

Approved plans and drawings reflecting the approved change(s) are attached and are identified in the conditions imposed by Council.

Appeal rights

Applicant	You have appeal rights in relation to this decision. An appeal may be made against a responsible entity's decision for a change application. An appeal must be started within 20 business days after this notice is given to you. An appeal may be made to the Planning and Environment Court or, for certain matters which are identified in section 1(2) of Schedule 1 of the <i>Planning Act 2016</i>, to a development tribunal. An appeal is started by lodging a notice of appeal with the registrar of the Planning and Environment Court or a development tribunal, as applicable. The notice of appeal must be in the approved form, succinctly state the grounds of the appeal and be accompanied by the required fee. An appellant to the Planning and Environment Court must give a copy of the notice of appeal, within 10 business days after the appeal is started, to the persons identified in section 230(3) of the <i>Planning Act 2016</i>. A person who is appealing to the Planning and Environment Court must comply with the rules of the court that apply to the appeal. An extract of Chapter 6, Part 1 and Schedule 1 of the <i>Planning Act 2016</i> is attached to this notice, which sets out further information about the appeal rights.
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For further information please contact Brayden Creagh, Civil Engineer, on 07 5582 8497 or via email mail@goldcoast.qld.gov.au who will be pleased to assist.

AUTHORISED BY



Tom Cullane

A/ Senior Authorising Civil Engineer

For the Chief Executive Officer

Council of the City of Gold Coast

Enc:

New and/or amended conditions imposed by Council, as the Responsible Entity

Attach:

Stamped approved plans and drawings for development approval

Appeal rights extracts

New and/or amended conditions imposed by Council as the Responsible Entity

General

2

Approved drawings

Undertake and maintain the development generally in accordance with the following drawings including as amended in red by the Council:

Operational Works

Drawing Title	Author	Date	Drawing No.	Ver
COVER SHEET	MORTONS URBAN SOLUTIONS	-	41901-EXTS-000	F
SAFETY IN DESIGN	MORTONS URBAN SOLUTIONS	08-08-24	41901-EXTS-003	A
RISK MATRIX & NOTES	MORTONS URBAN SOLUTIONS	08-08-24	41901-EXTS-004	A
EXISTING FEATURES AND DEMOLITION PLAN SHEET 01	MORTONS URBAN SOLUTIONS	04-09-24	41901-EXTS-020	B
EXISTING FEATURES AND DEMOLITION PLAN SHEET 02	MORTONS URBAN SOLUTIONS	12-02-25	41901-EXTS-021	C
FINAL SURFACE AND SEDIMENT AND EROSION PLAN SHEET 01	MORTONS URBAN SOLUTIONS	04-09-24	41901-EXTS-080	B
FINAL SURFACE AND SEDIMENT AND EROSION PLAN SHEET 01	MORTONS URBAN SOLUTIONS	12-02-25	1901-EXTS-081	D
SEWER RETICULATION PLAN SHEET 01	MORTONS URBAN SOLUTIONS	04-09-24	41901-EXTS-500	B
SEWER RETICULATION PLAN SHEET 01	MORTONS URBAN SOLUTIONS	14-02-25	41901-EXTS-501	D
SEWER RETICULATION DETAILS SHEET 01	MORTONS URBAN SOLUTIONS	08-08-24	41901-EXTS-510	A
SEWER RETICULATION PROFILES SHEET 01	MORTONS URBAN SOLUTIONS	12-02-25	41901-EXTS-530	B
SEWER RETICULATION PROFILES SHEET 02	MORTONS URBAN SOLUTIONS	20-03-25	41901-EXTS-531	F
SEWER RETICULATION PROFILES SHEET 02	MORTONS URBAN SOLUTIONS	12-02-25	41901-EXTS-532	C

The conditions of this approval are to be read in conjunction with the attached stamped approved drawings. Where a conflict occurs between the conditions of this approval and the stamped

		the connection			
		The certification is to confirm: i. Constructed works comply with necessary standards and confirm level and location details. ii. Installed components meet specifications and standards for materials and design and installation specifications and acceptance testing requirements. iii. Easements are correctly located over the infrastructure and meet the requirements specified in the SEQ Water Supply and Sewerage Design and Construction Code for sewerage infrastructure.			