

Date: 10 March 2026
Contact: Ruwangi Samarasekera
Location: City Development
Telephone: 07 5582 8866
Your reference:
Our reference: OPV/2026/71

Prosperity 4 Pty Ltd
C/- CLA Consultants, Richard Leonard
PO BOX 5342
GOLD COAST MC QLD 9726

Dear Sir/Madam

Confirmation Notice and Information Request – Assessment Manager

(Confirmation Notice given under section 2 and Information Request given under section 12 of the Development Assessment Rules)

I refer to the development application lodged by:

Applicant name: Prosperity 4 Pty Ltd
Applicant contact details: C/- Cla Consultants, Richard Leonard
PO BOX 5342
GOLD COAST MC QLD 9726

in relation to development of land/premises described as:

Street address: 9-27 Coastlink Court, STAPYLTON QLD 4207
Real property description: Lot 303 SP329491

CONFIRMATION NOTICE

The development application described below was properly made to the Council of the City of Gold Coast (Council) on 25 February 2026.

Application number: OPV/2026/71
Approval(s) sought: Development permit for operational works for VXO (01)

Referral Agencies

There are no referral agencies identified for this development application.

Information Request

You have stated on the approved form that you agree to accept an information request in accordance with Part 3 of the Development Assessment Rules.

Public Notification

Public Notification is not required for this development application.

INFORMATION REQUEST

Council has reviewed your development application for the premises previously described and determined that the following additional information is needed to assess the application:

General

1. Locality Plan

The referenced address and plan number could not be located on Council's GIS. The applicant is therefore requested to provide a Locality Plan clearly identifying the site and its surroundings for ease of reference.

2. Evidence of Overarching Approval (ROL)

An ROL application is currently being assessed for (9-27 Coastlink Court, Stapylton) under ROL/2026/19. To ensure that the decision for (OPV/2026/71) is not inconsistent with a previous development approval S66 of the Planning Act 2016, please provide evidence that a decision has been issued for the ROL application.

In addition, please demonstrate that the application for (OPV/2026/71) is consistent with the approved decision conditions.

3. VXO Design

Driveways and vehicle crossings code

Design – AO2/PO2

Demonstrate confirming compliance with:

- (a) *Disability Discrimination Act 1992*;
- (b) Applicable requirements in *AS2890: 2009 – Parking Facilities*; and
- (c) *QUDM (Queensland Urban Drainage Manual)*.

The vehicle crossing is to be designed and constructed to ensure safe access for a B85 vehicle from the road carriageway to the property boundary. Therefore;

- The applicant is requested to provide the gradients of each transition as percentages for the proposed vehicle crossing.
- The proposed VXO is 20.7 m at the kerb. The applicant is required to provide justification for the additional width and demonstrate compliance with the future conditions of ROL/2026/19.

Response Due Date

The due date for providing the requested information is 10 June 2026.

To assist Council with finalising the assessment of this development application, can you please advise whether you intend to:

- a) Provide all of the information requested;
- b) Provide part of the information requested; or
- c) Not provide any of the information requested.

Notwithstanding the above, as Council's assessment of this development application will be based on the information provided, it is recommended that you provide all of the information requested. If Council has not received a response to the information requested from you on or before the above due date (or a further agreed period), it will be taken as if you have decided not to respond to the information request and Council will continue with the assessment of your application without the information requested.

Advice Note

The applicant is advised that should Council give further advice about the application (in accordance with s35 of the DA Rules) to resolve outstanding items not adequately addressed within the information request response, the applicant will be requested to complete a 'Notice to Stop the Current Period' for the above-mentioned application until the items within the further advice are adequately addressed. Alternatively, the applicant may choose to provide a reasonable extension to the Decision period, as advised by the Assessment manager. If the applicant does not stop the Current Period or provide a reasonable extension to the Decision period, Council officers will proceed with assessing and deciding the application based on the information provided in the information request response, which could result in an unfavourable recommendation by Council officers.

Notice to Stop the Current Period Form:

<https://dsdmipprd.blob.core.windows.net/general/Applicanttemplate9.0-Noticeaboutstoppingthecurrentperiod.doc>

DA Rules extract:

s35.1 An assessment manager or concurrence agency for the application may, at any time before the application is decided, give further advice about the application to the applicant.

s35.2 Further advice may include advice about how the applicant may change the application.

Response format

As this application was lodged electronically, please direct all future correspondence regarding this application in the required PDF format i.e.:

- **Supporting documents** (separate the supporting documents into individual PDF appendices)
- **Plans** (combine as one single PDF)
- **Specialist reports** (separate each specialist report into individual PDF appendices)

Do not password protect the PDF.

The electronic response should be forwarded to mail@goldcoast.qld.gov.au with the Assessment Manager Ruwangi Samarasekera copied into the email rsamarasekera@goldcoast.qld.gov.au.

Please note all development applications are publicly viewable on the Council's City of Gold Coast's PD Online: cityofgoldcoast.com.au/pdonline.

Contacting us

Should you wish to clarify any issues contained in this letter, please do not hesitate to contact Planning Assessment on 07 5582 8866.

AUTHORISED BY



Craig Morse
A/ Principal Civil Engineer
For the Chief Executive Officer
Council of the City of Gold Coast