

OUR REF: 5941-BE3
YOUR REF: COM/2023/82

13 May 2026

The Chief Executive Officer
Gold Coast City Council
PO Box 5042
GOLD COAST MC QLD 9729

Attn: Development Assessment

Dear Sir/Madam,

**RE: REQUEST TO MAKE A MINOR CHANGE APPLICATION TO DEVELOPMENT PERMIT
FOR OPERATIONAL WORK FOR CHANGE TO GROUND LEVEL FOR STAGE 3 OF
VANTAGE YATALA – COM/2023/82**

**AT: BAL Lot 504 SP329485, Lot 504 SP329485, Lot 504 Homestead Drive, Staplyton Qld
4207**

We act on behalf of the applicant, FPI Queensland Pty Ltd, who seek a request to make a minor change application under s78 of the *Planning Act 2016 (PA)* for the above mentioned property within the Vantage Yatala.

We enclose the following:

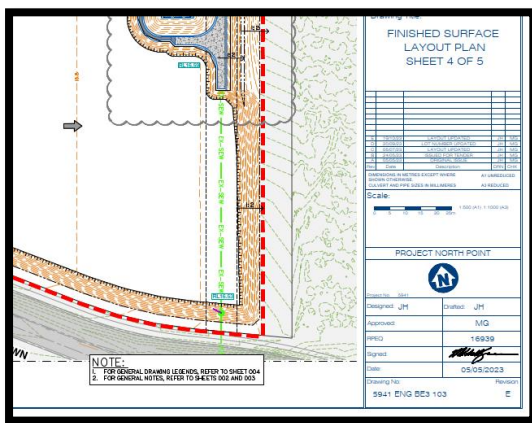
- Planning Act 2016 Form 5 Change Application, **Attachment 1**;
- GCCC Change Application Form, **Attachment 2**;
- Decision Notice COM/2023/82, **Attachment 3**;
- Amended Civil Works Plans and Transmittal, **Attachment 4**;

BACKGROUND AND CHANGES REQUESTED UNDER SECTION 78 OF THE *PLANNING ACT 2016*

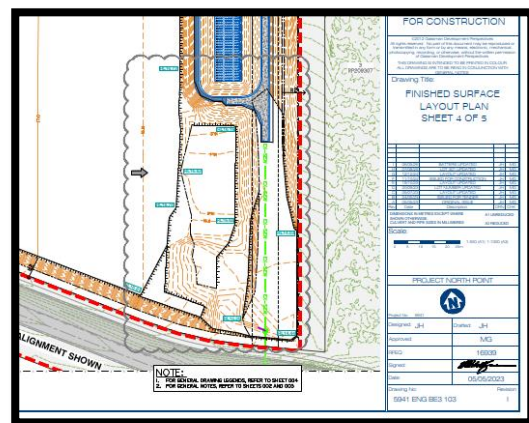
The applicant proposes to amend the civil engineering design drawings to reflect the as-constructed ground conditions and to allow completion of the approved change to ground level works, enabling practical completion and commencement of the maintenance period. The earthworks required for this area will be completed using surplus material generated during the future development/Building works of Lot 302.

The revised plans include the necessary amendments to the finished surface levels (FSLs), as outlined below. These changes are required to ensure the earthworks are carried out in accordance with the existing site conditions and to support the future As-construction submission for the development.

As per approved plan



Updated plan Proposed Minor change



The civil works proposed as part of this Operational Works Application are consistent with City of Gold Coast's City Plan Land Development Guidelines and the SEQ Design and Construction Code.

Should you have any queries regarding the submitted documentation please contact the undersigned on phone: (07) 3807 3333.

Yours faithfully,

GASSMAN DEVELOPMENT PERSPECTIVES

MITCHELL GASSMAN

**CIVIL PROJECT ENGINEER
RPEQ 16939**

Enclosed: **Attachment 1:** Planning Act 2016 Form 5 Change Application
Attachment 2: Council Change Application Form
Attachment 3: Decision Notice COM/2023/82
Attachment 4: Amended Civil Works Plans and Transmittal.