

GOLD COAST CITY COUNCIL
CUSTOMER CONTACT - COOMERA

RECEIVED TIME: 3:30 AM (PM)
 DATE: 25/05/18
 RECEIPT No: N/A
 SIGNED BY: Maeva M



OUR REF: 5738-BAL
 YOUR REF:

25 May 2018

City Development
 Council of the City of Gold Coast
 PO Box 5042
 GOLD COAST MC QLD 9729

Attn: Development Assessment

To whom it may concern,

**RE: COMBINED OPERATIONAL WORKS APPLICATION – VEGETATION CLEARING
 AND CHANGE TO GROUND LEVEL, M38 INDUSTRIAL PARK (YATALA)**

**Property: Lot 1 on RP6882, 60 Stapylton Jacobs Well Road, Lot 240 on
 WD31320, 82 Christensen Road, Stapylton QLD**

On behalf of KS8 Pty. Ltd we hereby lodge a combined Operational Works application over the abovementioned property. This application is being lodged in order to gain approval for Vegetation Clearing and Change to Ground Level over the balance land of the proposed M38 Industrial Park (Yatala).

Application Details:

Local Authority:	City of Gold Coast
Application Type:	Operational Works - Vegetation Clearing Operation Works - Change to Ground Level
Applicant:	KS8 Pty. Ltd
Owner:	William Arthur Hester and Patricia Ann Hester



Access Business Park
 76 Business Street Yatala Q 4207
Phone (07) 3807 3333
Fax (07) 3287 5461

Web www.gassman.com.au
Email mail@gassman.com.au
Post PO Box 392 Beenleigh Q 4207
A.B.N 62 010 752 388

In support of this Application, we provide the following:

- Duly completed and executed Planning Act 2017 DA Form 1;
- Duly completed and signed Land Owners' Consent;
- Duly completed City of Gold Coast's Operational Works Application Form;
- Duly completed City of Gold Coast's City Plan Version 4, Schedule 6.9 Land Development Guidelines' Appendix A and Appendix B;
- City of Gold Coast's Development Codes – Works for Vegetation Clearing and Change to Ground Level;
- Broad Geotechnical Assessment (Hester Site) dated February 2011 and prepared by Morrison Geotechnic;
- Vegetation Management Plan prepared by Gassman Development Perspectives; and
- Engineering Plans 5738 ENG BEB 001 to 153 and associated drawing transmittal.

The applicable application fee has been calculated in accordance with City of Gold Coast's Register of Fees and Charges 2017-18. Being:

• Change to Ground Level (Major Works: 5001m2 or more) =	\$ 3,216.00
• Vegetation Clearing (Tree Works DA) (50% as second component) =	\$ 485.00
TOTAL:	\$ 3,701.00

The works proposed as part of this Operational Works Application are consistent with City of Gold Coast's City Plan Version 4, Schedule 6.9 Land Development Guidelines.

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

Receipt Copy

Before you start

Purpose of SmartForm

Use this form to lodge the following application types:

- Development applications (standalone components or combined components) and requests under the *Planning Act 2016* to be assessed by Council of the City of Gold Coast (Council) as the assessment manager; and
- Development applications under the *Planning Act 2016* to be assessed by the City as a referral agency; and
- Requests lodged requiring assessment of development under the *Local Government (Robina Central Planning Agreement) Act 1992*

Please note:

- Only initial (new) applications can be lodged utilising this form at this stage.
- **This form is not to be used for payment of Infrastructure charges.**

Before you start

Applicants must comply with the mandatory requirements under the relevant legislation to provide sufficient and correct information for Council to assess an application or request. In the event that insufficient or incorrect information is lodged your application/request will not be processed in accordance with relevant legislation.

The relevant state government form (planning.dsdmip.qld.gov.au) must be completed. Additional information on supporting documentation is provided on Council's website goldcoastcity.com.au/LodgingDA.

Please contact the City's Planning Enquiry Centre (PEC) for any questions related to the lodgement of this form or any other general town planning enquiries on (07) 5582 8708.

As this application is being lodged electronically, please ensure all future correspondence relating to this application is emailed to mail@goldcoast.qld.gov.au in the required PDF format.

The appearance of an asterisk (*) denotes a mandatory field. The field must be completed before submitting the form online.

Privacy statement

Council of the City of Gold Coast (Council) is collecting your personal information in order to provide the services requested, perform associated Council functions and services, and to update and maintain Council's customer information records. Your information is handled in accordance with the *Information Privacy Act (Qld) 2009* and may only be accessed by Councillors, Council employees and authorised contractors. Unless authorised or required by law, we will not provide your personal information to any other person or agency. For further information go to <http://www.goldcoast.qld.gov.au/privacy-81.html>.

Council may also use your personal information in order to contact you to provide you with information regarding Council functions and services. If you do not wish to receive such information please opt out using the unsubscribe link in the communication material sent to you.

Council contact

Economy, Planning & Environment
Council of the City of Gold Coast
PO Box 5042
GOLD COAST MC 9729

P 07 5582 8211 or 1300 GOLDCOAST (1300 465 326)

E mail@goldcoast.qld.gov.au

W cityofgoldcoast.com.au

Applicant details

Applicant

Applicant must be individual or company

Applicant Type *

☐ Person/s

☒ Business

☐ Corporation (company)

Enter your ABN and click the Validate button to retrieve your registration details.

Australian Business Number (ABN) *

27 112 289 371

Legal/Registered entity name

*Note: This is the name that appears on all official documents and legal papers. It may be different to your business name. **

KS8 PTY. LTD.

Your business may have registered one or more business names. If you operate under a business or trading name you can enter alternate name(s) here. If your business or trading name is not listed here select 'other'.

Business/Trading name

Mailing Address

Is your mailing address a PO Box? *

☒ Yes

☐ No

C/- (care of)

Gassman Development Perspectives

Box type *

PO Box

Box number *

392

Suburb *

BEENLEIGH

State *

QLD

Postcode *

4207

Country *

AUSTRALIA

Contact details

First name *

Mitchell

Surname *

Gassman

Mobile phone

0437073333

Home phone (Incl area code)

Business phone (Incl area code)

0738073333

Fax (Incl area code)

Email address *

mitchell@gassman.com.au

Confirm email address *

mitchell@gassman.com.au

Preferred contact *

Email

Application details

Planning scheme

Which planning scheme applies to your application? *

☐ Current planning scheme City Plan v4 July 2017

☒ Superseded planning scheme City Plan v3 May 2016

For further information regarding which planning scheme applies to your application, click [here](#).

Has Council agreed to a Request to apply a superseded planning scheme to this application? *

☒ Yes

☐ No

Date of written notice of decision given by Council *

06 Mar 2018

Council's Superseded Application number *

SUP

201701550

Property address

Development address

Search by lot and plan

Note: A minimum of one (1) property address must be validated before submitting this form. To validate the property address please search by the property's lot and plan number. It is important to know the property lot and plan number (ie 9SP123456) to validate and return the correct property address. If you do not know the property lot and plan number it can be obtained from:

- a rate/water notice
- a lease agreement
- the property plans
- the property owner
- the body corporate or property manager
- an approved licence for the property issued by the Council of the City of Gold Coast

Property 1

Lot and plan number

1RP6882

Property number

163842

Unit/Shop No.

Street No. (from)

60

Street No. (to)

60

Street name

STAPYLTON JACOBS WELL ROAD

Suburb

STAPYLTON

Postcode

4207

Property 2

Lot and plan number

240W31320

Property number

184540

Unit/Shop No.

Street No. (from)

82

Street No. (to)

82

Street name

CHRISTENSEN ROAD

Suburb

STAPYLTON

Postcode

4207

Development application type

Is this application in the Priority Development Area (PDA)? *

For further information on the Priority Development Area please click [here](#).

☐ Yes

☒ No

Are you submitting a combined application or single application? *

☒ Combined

☐ Single

Combined application lodgement *

☐ Material Change of Use (MCU)

☐ Reconfiguring a Lot (ROL)

☒ Operational Works (OPW)

Operational Works (OPW)

What type of approval are you seeking *

☒ Development permit

☐ Preliminary approval

Select application type *

☐ Associated building works

☐ Civil engineering

☐ Landscaping private

☒ Tree works development

☐ Vehicular crossing rural

☒ Change to ground level

☐ Tree works private

☐ Landscaping public

☐ Vehicular crossing residential

☐ Vehicular crossing heavy duty vehicle

Details of original application:

(Please provide original application details if applicable)

Application type

Application number

MCU

201701550

Building and construction Portable Long Service Levy

Does the total cost of the work exceed \$150,000 *

☒ Yes

☐ No

Please provide evidence of one of the following as part of the application lodgement *

☒ Payment of levy

☐ Payment of the first instalment of levy

☐ An exemption from payment of levy

☐ An exemption from immediate payment of levy

Supporting information

The relevant documentation needs to be completed and attached in separate PDF files:

- **Operational Works** - State Government Form 1 (planning.dsdmip.qld.gov.au), [Schedule 6.9 - Land development guidelines of the City Plan](#), [Form 15 Compliance Certificate for Building Design or Specification](#) (Combine as one single PDF)
- **Operational Works (private tree works not associated with development)** - State Government Form 1 (planning.dsdmip.qld.gov.au) (Combine as one single PDF)

For further lodgement information please refer to the [eLodgement requirements for Development Applications](#) fact sheet.

Entry to land/premises

If required, I grant permission for an authorised Council officer to enter the premises/property during normal business hours, for the purpose of an inspection. *

☒ Yes

☐ No

Application supporting documentation

Submission of all documentation is required before Council can commence the application process.

Please note:

- Electronic submission - there is a total 20mb (megabyte) size limit for all attachments
- All supporting documents are to be completed and attached in separate combined PDF files

Please select your document submission method:

Application forms *

File: FORMS - 60 Stapylton Jacobs Well Road.pdf

Supporting documents *

File: SUPPORTING DOCUMENTS - 60 Stapylton Jacobs Well Road.pdf

Plans *

File: Deliver manually/Not applicable

Payment details

Fees and charges

Does this payment relate to Infrastructure Charges? *

☐ Yes

☒ No

Please calculate fees from Council's current schedule of [Register of fees and charges](#)

Note: You are not able to pay Infrastructure Charges using this form.

Please provide a breakdown of each fee item in the fee calculation table below.

Item	Unit	Sqm	Value	Multiplier	Total
Change to Ground Level (Major works: 5,001m2 or more)	1		3,216	100%	\$3,216.00
Tree works (DA) - tree works link to a development application	1		970	50%	\$485.00
Total:					\$3,701.00

Item comments

Once the form has been submitted, the fees will be validated and checked as part of Council's properly made/correctly lodged process in accordance with the relevant legislation.

Payment option

☐ Pay now (Credit Card)

When you submit this form you will be asked to provide your credit card details.

The total amount payable will include the credit card surcharge.

☒ Pay later (Credit Card, BPAY, mail or in person)

In order to satisfy relevant legislation, full payment is required.

Payments can be made by any of the payment methods stated on the Notice to Pay.

Please note payments over \$100,000 can only be paid by BPAY, in person or by mail. Payments by credit card will incur a surcharge.

Applicant declaration

Declaration

I understand and acknowledge that:

- by making this application/request, I the applicant, declare that the owner has given written consent to the making of this application/s.
- the information provided in this application is true and complete to the best of my knowledge
- Council may refuse this application if it becomes evident that any information or supporting documents provided is incomplete or false
- I approve of the information that has been provided in this application
- I acknowledge Queensland State Laws will accept this communication as containing my signature within the meaning of the [Electronic Transactions \(Queensland\) Act 2001](#)
- A Person signing on behalf of a corporation or incorporated association must occupy a position that is legally entitled to make an application on behalf of that corporation or incorporated association

Signature

☒ I agree with the declaration *

Applicant name *

KS8 Pty Ltd c/ Gassman Development Perspectives

Date

25 May 2018

Signatory name

(Please note: This person must occupy a position that is legally entitled to make an application on behalf of the corporation or incorporated association) *

Mitchell Gassman

Signatory position

(e.g. director, manager) *

Civil Project Engineer

Submission Acknowledgement

Your form has been successfully submitted.
Please keep a copy of this acknowledgement for your records.

Reference for payment

965012222921621

Form submission ID

14835661

Date and (Eastern Daylight) time

25 May 2018 2:25:00 PM

Reference ID

GCCC-DAR-14835661-21123

To save or print a copy of this receipt go to the "File" menu and select "Save as" or "Print".

Notice to Pay

Name: KS8 PTY. LTD.

Address Gassman Development Perspectives
PO Box 392
BEENLEIGH QLD 4207
AUSTRALIA

Notice number: 965012222921621

Date: 25 May 2018 2:25:00 PM

Description	Fee amount
Change to Ground Level (Major works: 5,001m2 or more)	\$3,216.00
Tree works (DA) - tree works link to a development application	\$485.00
Total amount payable: \$3,701.00	

Please use the Notice number when paying the above fees through any of the payment methods listed below.

Payments greater than \$100,000.00 can only be paid by BPAY, mail or in person.

Note: Assessment of applications will not commence until full payment has been received.

How to pay methods



Pay by phone

Call Gold Coast City Council on 1300 793 710 anytime to pay with MasterCard or Visa. Payments by credit card will incur a surcharge.

Reference Number: use the **Notice Number**



Pay online

Visit cityofgoldcoast.com.au/payments and follow the links to pay with MasterCard or Visa.

Payments by credit card will incur a surcharge.

Reference Number: use the **Notice Number**

Pay using BPAY®

Registered to B PAY Pty Ltd ABN 69 079 137 518



Bill code: 474585
Ref: Use Notice number

Telephone and Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or transaction account.

More info: www.bpay.com.au



Customer Service Centre in person

Pay at any Customer Service Centre with cash, cheque, debit card (no surcharge), MasterCard or Visa. Payments by credit card will incur a surcharge.

Monday to Friday 8:15am to 4:30pm

Broadbeach	61 Sunshine Boulevard, Mermaid Waters
Bundall	8-10 Karp Court, Bundall
Burleigh Heads	Park Avenue, Burleigh Heads
Coolangatta	The Strand, Marine Parade, Coolangatta
Helensvale	Cnr Lindfield Road and Sir John Overall Drive, Helensvale
Nerang	833 Southport Nerang Road, Nerang
Palm Beach	26 11th Avenue, Palm Beach
Southport	47 Nerang Street, Southport
Upper Coomera	Cnr Abraham Road and Reserve Road, Upper Coomera



Pay by mail

Ordinary mail

Simply enclose this Notice

and your cheque, money order or bank draft (in Australian currency) made payable to Gold Coast City Council in an envelope and post it to this address:

Council of the City of Gold Coast
PO Box 5042, Gold Coast Mail Centre QLD 9729

How to contact us



07 5582 8866 or 1300 GOLDCOAST (1300 465 326)
(7am to 6pm, Monday to Friday),
or from outside Australia call + 61 7 5582 8866



Visit us at any Customer Service Centre
Open hours: Monday to Friday 8:15am to 4:30pm



Council of the City of Gold Coast
PO Box 5042, GOLD COAST MC QLD 9729



cityofgoldcoast.com.au