

OUR REF: 5941-03-EXT
YOUR REF: COM/2023/82

04 March 2024

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: OPERATIONAL WORKS APPLICATION – ENGINEERING DRAWINGS FOR
INDUSTRIAL LOTS, VANTAGE YATALA (STAGE 3 – External)**

Property: Lot 505 on SP316171, 1 Highlands Street, STAPYLTON QLD 4207

On behalf of FPI Queensland Pty Ltd, we hereby lodge an Operational Works application over the abovementioned property. This application is being lodged in order to gain approval to construct the external civil works associated with Stage 3 of the Vantage Yatala industrial estate in accordance with the associated development application for COM/2023/82.

Application Details:

Local Authority:	City of Gold Coast
Application Type:	Operational Works – Civil Works
Applicant:	FPI Queensland Pty Ltd c/- Gassman Development Perspectives
Owner:	Australand Industrial No. 89 Pty Ltd

In support of this Application, we provide the following:

- Duly completed and executed Planning Act 2016 DA Form 1; (Version 1.4 effective 15 December 2023)
- Duly completed City of Gold Coast's Operational Works Application Form;
- Duly completed City of Gold Coast's Engineering Drawings Application Checklist;
- Duly completed City of Gold Coast's Application for Approval of Engineering Drawings;
- Copy of QLeave Notification and Payment confirmation for S223932;
- City of Gold Coast's Development Code – Works for Infrastructure;
- Engineering Plans 5941 ENG EXT3 001 to 901 Rev C associated drawing transmittal.

The application fee has been calculated as \$3,193.00 which is based on operational works (major works) classification as per City of Gold Coast's Register of Fees and Charges 2023-2024.

The civil works proposed as part of this Operational Works Application are consistent with City of Gold Coast's City Plan Version 10 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

R.P.E.Q 16939