

Our Ref: LM:tt:DA/4892:D25/19825

11 June 2025

Apunipima Cape York Health Council
c/- Planz Town Planning Pty Ltd
PO Box 181
EDGE HILL QLD 4870
Email: kelly@planztp.com

Attention: Kelly Barnes

Dear Ms Barnes

ADOPTED INFRASTRUCTURE CHARGES NOTICE

Development Application - DA/4892 - 38 Regent Street, COEN QLD 4892

Applicant: Apunipima Cape York Health Council
c/- Planz Town Planning Pty Ltd
Property Owner: Apunipima Cape York Health Council
Location: 38 Regent Street, COEN QLD 4892
Real Property Description: Lot 11 on C48610
Site Area: 1012 sqm
Zone: Township Zone
Proposed Use: Health Care Services (extension to existing)

CHARGES CALCULATION

Material Change of Use – Health Care Services (Extension only)

Development Class	Charge	Unit of Measure	No. of Units	Amount of Charge
Essential Services - Health Care Services	\$12.60 (Water Supply)	\$ per m ² GFA	146m ²	\$1,839.60
Essential Services - Health Care Services	\$12.60 (Sewerage)	\$ per m ² GFA	146m ²	\$1,839.60
Essential Services - Health Care Services	\$16.80 (Transport)	\$ per m ² GFA	146m ²	\$2,452.80
Essential Services - Health Care Services	\$0.00 (Public Parks & Community Land)	\$ per m ² GFA	146m ²	\$0.00

Essential Services - Health Care Services	\$3.00 (Stormwater	\$ per impervious m ²	146m ²	\$438.00
Total Charge				\$6,570.00

Net Adopted Infrastructure Charges Summary:

Total Adopted Charge	Total Credit	Total Infrastructure Charge
\$6,570.00	N/A	\$6,570.00

(Note: The Total Infrastructure Charge = Total Charges for Material Change of Use – Essential Services – Health Care Services (Extension) only).

Due Date for Payment:

Payment of the total infrastructure charge must be made at the time of issuing the Certificate of Classification.

Payment Details:

Payment of the adopted infrastructure charge must be made to Cook Shire Council.

Goods and Services Tax

The federal government has determined that rates and utility charges levied by a local government will be GST free. Accordingly, no GST is included in this infrastructure charge notice.

Adopted Infrastructure Charge is Subject to Price Variation

The amount of the adopted infrastructure charge is subject to variations in the Consumer Price Index (C.P.I.). All groups from the reference date stated in this notice until the date the payment is made.

This notice will lapse if the development approval stops having effect.

RIGHTS OF APPEAL:

Pursuant to the provisions of Chapter 6 of *The Planning Act 2016*, a person may appeal to the Planning & Environment Court against the decision of this Council. Please refer to <https://www.legislation.qld.gov.au/view/html/inforce/current/act-2016-025> to access the *Planning Act 2016*. Please refer to sections 124, 125, and 229 to 232 which detail your appeal rights regarding this notice.

Should you require any further information or assistance on this matter please contact Council's Manager Planning Environment, Lisa Miller on (07) 4082 0500.

Yours faithfully



Brian Joiner
Chief Executive Officer