



Infrastructure Charges Incentive

Delayed Payment (Category 1)

Residential/Commercial/Industrial

This incentive reduces the upfront costs of development by delaying the payment of infrastructure charges for a period of two years, or until the lots created are “on sold”, whichever is the sooner.

What type of development is eligible?

Any residential, commercial or industrial subdivision (including Building Format Plan and Standard Format Plan) which has a current development permit may be eligible for the delayed payment incentive.

The applicant must enter into an Infrastructure Agreement with Council prior to the sealing of the survey plan for reconfiguring a lot.

The Engineering Works associated with the subdivision must be accepted “on maintenance” prior to entering into the Infrastructure Agreement. No works are to remain outstanding.

What is an Infrastructure Agreement (IA)?

An Infrastructure Agreement is a contractual agreement between Council and a developer or landowner to establish obligations and entitlements for each party. The IA will include the following requirements:

- Infrastructure Charges are to be applied in accordance with the Adopted Infrastructure Charges Resolution and applicable Incentive Policy in place at the time.
- Upon approval of the plan of subdivision by Council, the Plan of Survey is to be lodged with the Department Natural Resources and Mines (Titles Office) within a period of two months.
- Upon receipt by Council of the titles notification for each Lot created, Council will attach the value of the Infrastructure Charge for each lot as a rate.



- Infrastructure Charge attached to the property shall be paid when the Lot is transferred in ownership, or within two years of the issuance of a title, whichever is the sooner.
- Interest on the outstanding Infrastructure Charge will not be applied by Council for the first two year period.

How to apply?

Please refer to Council’s Infrastructure Charges Incentives Policy 2022 and Adopted Infrastructure Charges Resolution for full details on infrastructure charges and incentives.

Developers or landowners who wish to determine whether their development is eligible for the delayed payment incentive should complete the attached application form and submit to Council.

Disclaimer: This document is for information purposes only and subject to applicable policy at the time of application and assessment.



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INCENTIVE APPLICATION FORM

RESIDENTIAL, COMMERCIAL & INDUSTRIAL DELAYED PAYMENT

INCENTIVE 1

TYPE OF DELAYED PAYMENT			
Residential	<input type="checkbox"/>	Commercial	<input type="checkbox"/>
		Industrial	<input type="checkbox"/>

PROPONENT DETAILS	
Person/Business Name(s):	
ABN/ACN:	
Signatories (if proponent is not a person): <i>Signatories will be listed on the execution page of the Infrastructure Agreement</i> <i>s127 of the Corporations Act 2001 states that a company may execute a document without using a common seal if the document is signed by:</i> (a) 2 directors of the company; or (b) a director and a company secretary of the company; or (c) for a proprietary company that has a sole director who is also the sole company secretary—that director. For agreements where the proponent is a company, agreement must be signed by two directors	
Contact Person:	
Postal Address:	
Telephone:	
Email:	

ELIGIBILITY DETAILS	
Plan of Subdivision (POS) Application Number: <i>POS reference number provided by Council</i>	
All required works completed <i>If yes, please provide reference number from acceptance letter, i.e. 3712345</i>	YES / NO (Circle) Reference number:

AGREEMENT DETAILS	
Development Permit Number: <i>RAL/MCU/DBW reference number provided by Council</i>	
Estate Name/Stage:	
Current Lot(s) and Plan Description: <i>e.g. 1/RP654321</i>	
Site Address:	
Created Lot(s) and Plan Description: <i>List all created lots/plan e.g. 1-15 & 999/SP123456</i>	
Which created lot(s)/plan should any infrastructure credits be applied to? <i>if applicable e.g. 999/SP123456</i>	
Which created lot(s)/plan should the deferred payment be applied to? <i>e.g. 1-15/SP123456</i>	

INCENTIVE APPLICATION FORM

RESIDENTIAL, COMMERCIAL & INDUSTRIAL DELAYED PAYMENT

INCENTIVE 1

APPLICANT DECLARATION	
<p>I/We the undersigned:</p> <ul style="list-style-type: none"> a) understand that submission of a signed application does not guarantee infrastructure incentive approval for either all, or part of, the incentive being sought. b) understand Council's privacy statement and policy on confidentiality and commercial-in-confidence. c) authorise Council to undertake any necessary due diligence; and d) hereby certify that all details provided in this application are true and correct. 	
Applicant Name:	
Company Name:	
Postal Address:	
Telephone:	
Email:	
Position:	
Date:	
Signature	

*****Please attach a copy of final survey plan for the purposes of including Lot and Plan details in the Infrastructure Agreement document*****

Please submit applications to: Executive Manager Planning and Growth, Fraser Coast Regional Council, PO Box 1943 HERVEY BAY QLD 4655 Or via email: development@frasercoast.qld.gov.au