



# Seller disclosure statement

Property Law Act 2023 section 99

Form 2, Version 1 | Effective from: 1 August 2025

**WARNING TO BUYER** – This statement contains important legal and other information about the property offered for sale. You should read and satisfy yourself of the information in this statement before signing a contract. You are advised to seek legal advice before signing this form. You should not assume you can terminate the contract after signing if you are not satisfied with the information in this statement.

**WARNING** – You must be given this statement before you sign the contract for the sale of the property.

This statement does not include information about:

- » flooding or other natural hazard history
- » structural soundness of the building or pest infestation
- » current or historical use of the property
- » current or past building or development approvals for the property
- » limits imposed by planning laws on the use of the land
- » services that are or may be connected to the property
- » the presence of asbestos within buildings or improvements on the property.

You are encouraged to make your own inquiries about these matters before signing a contract. You may not be able to terminate the contract if these matters are discovered after you sign.

## Part 1 – Seller and property details

Seller Michael James Gorski & Yanicka Martha Gorski

Property address 9 Murchison Street, Pacific Pines  
(referred to as the “property” in this statement)

Lot on plan description 771/SP145034

Community titles scheme or BUGTA scheme: Is the property part of a community titles scheme or a BUGTA scheme:

☐ Yes

☒ No

*If Yes, refer to Part 6 of this statement for additional information* *If No, please disregard Part 6 of this statement as it does not need to be completed*

## Part 2 – Title details, encumbrances and residential tenancy or rooming accommodation agreement

|               |                                                                                                                                                                                   |
|---------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Title details | The seller gives or has given the buyer the following—                                                                                                                            |
|               | A title search for the property issued under the <i>Land Title Act 1994</i> showing interests registered under that Act for the property. <input checked="" type="checkbox"/> Yes |
|               | A copy of the plan of survey registered for the property. <input checked="" type="checkbox"/> Yes                                                                                 |

**Registered encumbrances**

Registered encumbrances, if any, are recorded on the title search, and may affect your use of the property. Examples include easements, statutory covenants, leases and mortgages.

You should seek legal advice about your rights and obligations before signing the contract.

**Unregistered encumbrances (excluding statutory encumbrances)**

There are encumbrances not registered on the title that will continue to ☐ Yes ☒ No affect the property after **settlement**.

**Note**—If the property is part of a community titles scheme or a BUGTA scheme it may be subject to and have the benefit of statutory easements that are **NOT** required to be disclosed.

**Unregistered lease (if applicable)**

If the unregistered encumbrance is an unregistered lease, the details of the agreement are as follows:

» the start and end day of the term of the lease:

» the amount of rent and bond payable:

» whether the lease has an option to renew:

**Other unregistered agreement in writing (if applicable)**

If the unregistered encumbrance is created by an agreement in writing, and is not an unregistered lease, a copy of the agreement is given, together with relevant plans, if any. ☐ Yes

**Unregistered oral agreement (if applicable)**

If the unregistered encumbrance is created by an oral agreement, and is not an unregistered lease, the details of the agreement are as follows:

**Statutory encumbrances**

There are statutory encumbrances that affect the property. ☒ Yes ☐ No

*If Yes, the details of any statutory encumbrances are as follows:*

Easement in Gross No. 705474924 burdening the land Council of the City of Gold Coast over Easement AF on SP145034

**Residential tenancy or rooming accommodation agreement**

The property has been subject to a residential tenancy agreement or a rooming accommodation agreement under the *Residential Tenancies and Rooming Accommodation Act 2008* during the last 12 months. ☐ Yes ☒ No

If **Yes**, when was the rent for the premises or each of the residents' rooms last increased? (*Insert date of the most recent rent increase for the premises or rooms*)

**Note**—Under the *Residential Tenancies and Rooming Accommodation Act 2008* the rent for a residential premises may not be increased earlier than 12 months after the last rent increase for the premises.

As the owner of the property, you may need to provide evidence of the day of the last rent increase. You should ask the seller to provide this evidence to you prior to settlement.

## Part 3 – Land use, planning and environment

**WARNING TO BUYER** – You may not have any rights if the current or proposed use of the property is not lawful under the local planning scheme. You can obtain further information about any planning and development restrictions applicable to the lot, including in relation to short-term letting, from the relevant local government.

### Zoning

The zoning of the property is (*Insert zoning under the planning scheme, the Economic Development Act 2012; the Integrated Resort Development Act 1987; the Mixed Use Development Act 1993; the State Development and Public Works Organisation Act 1971 or the Sanctuary Cove Resort Act 1985, as applicable*):

Medium Density Residential Zone Code

### Transport proposals and resumptions

The lot is affected by a notice issued by a Commonwealth, State or local government entity and given to the seller about a transport infrastructure proposal\* to: locate transport infrastructure on the property; or alter the dimensions of the property.

☐ Yes

☒ No

The lot is affected by a notice of intention to resume the property or any part of the property.

☐ Yes

☒ No

*If Yes, a copy of the notice, order, proposal or correspondence must be given by the seller.*

\* *Transport infrastructure* has the meaning defined in the *Transport Infrastructure Act 1994*. A *proposal* means a resolution or adoption by some official process to establish plans or options that will physically affect the property.

### Contamination and environmental protection

The property is recorded on the Environmental Management Register or the Contaminated Land Register under the *Environmental Protection Act 1994*.

☐ Yes

☒ No

**The following notices are, or have been, given:**

A notice under section 408(2) of the *Environmental Protection Act 1994* (for example, land is contaminated, show cause notice, requirement for site investigation, clean up notice or site management plan).

☐ Yes

☒ No

A notice under section 369C(2) of the *Environmental Protection Act 1994* (the property is a place or business to which an environmental enforcement order applies).

☐ Yes

☒ No

A notice under section 347(2) of the *Environmental Protection Act 1994* (the property is a place or business to which a prescribed transitional environmental program applies).

☐ Yes

☒ No

### Trees

There is a tree order or application under the *Neighbourhood Disputes (Dividing Fences and Trees) Act 2011* affecting the property.

☐ Yes

☒ No

*If Yes, a copy of the order or application must be given by the seller.*

### Heritage

The property is affected by the *Queensland Heritage Act 1992* or is included in the World Heritage List under the *Environment Protection and Biodiversity Conservation Act 1999* (Cwlth).

☐ Yes

☒ No

### Flooding

Information about whether the property is affected by flooding or another natural hazard or within a natural hazard overlay can be obtained from the relevant local government and you should make your own enquires. Flood information for the property may also be available at the [FloodCheck Queensland](#) portal or the [Australian Flood Risk Information](#) portal.

### Vegetation, habitats and protected plants

Information about vegetation clearing, koala habitats and other restrictions on development of the land that may apply can be obtained from the relevant State government agency.

## Part 4 – Buildings and structures

**WARNING TO BUYER** – The seller does not warrant the structural soundness of the buildings or improvements on the property, or that the buildings on the property have the required approval, or that there is no pest infestation affecting the property. You should engage a licensed building inspector or an appropriately qualified engineer, builder or pest inspector to inspect the property and provide a report and also undertake searches to determine whether buildings and improvements on the property have the required approvals.

### Swimming pool

There is a relevant pool for the property.

☐ Yes ☒ No

If a community titles scheme or a BUGTA scheme – a shared pool is located in the scheme.

☐ Yes ☐ No

Pool compliance certificate is given.

☐ Yes ☐ No

OR

Notice of no pool safety certificate is given.

☐ Yes ☐ No

### Unlicensed building work under owner builder permit

Building work was carried out on the property under an owner builder permit in the last 6 years.

☐ Yes ☒ No

*A notice under section 47 of the Queensland Building and Construction Commission Act 1991 must be given by the seller and you may be required to sign the notice and return it to the seller prior to signing the contract.*

### Notices and orders

There is an unsatisfied show cause notice or enforcement notice under the *Building Act 1975*, section 246AG, 247 or 248 or under the *Planning Act 2016*, section 167 or 168.

☐ Yes ☒ No

The seller has been given a notice or order, that remains in effect, from a local, State or Commonwealth government, a court or tribunal, or other competent authority, requiring work to be done or money to be spent in relation to the property.

☐ Yes ☒ No

*If Yes, a copy of the notice or order must be given by the seller.*

### Building Energy Efficiency Certificate

If the property is a commercial office building of more than 1,000m<sup>2</sup>, a Building Energy Efficiency Certificate is available on the Building Energy Efficiency Register.

### Asbestos

The seller does not warrant whether asbestos is present within buildings or improvements on the property. Buildings or improvements built before 1990 may contain asbestos. Asbestos containing materials (ACM) may have been used up until the early 2000s. Asbestos or ACM may become dangerous when damaged, disturbed, or deteriorating. Information about asbestos is available at the Queensland Government Asbestos Website ([asbestos.qld.gov.au](https://asbestos.qld.gov.au)) including common locations of asbestos and other practical guidance for homeowners.

Part 5 – Rates and services

**WARNING TO BUYER** – The amount of charges imposed on you may be different to the amount imposed on the seller.

Rates

Whichever of the following applies—

The total amount payable\* for all rates and charges (without any discount) for the property as stated in the most recent rate notice is:

Amount: \$1146.17 Date Range: 01/07/2025 – 31/12/2025

OR

The property is currently a rates exempt lot.\*\* ☐

OR

The property is not rates exempt but no separate assessment of rates is issued by a local government for the property. ☐

\*Concessions: A local government may grant a concession for rates. The concession will not pass to you as buyer unless you meet the criteria in section 120 of the *Local Government Regulation 2012* or section 112 of the *City of Brisbane Regulation 2012*.

\*\* An exemption for rates applies to particular entities. The exemption will not pass to you as buyer unless you meet the criteria in section 93 of the *Local Government Act 2009* or section 95 of the *City of Brisbane Act 2010*.

Water

Whichever of the following applies—

The total amount payable as charges for water services for the property as indicated in the most recent water services notice\* is:

Amount: \$339.02 Date Range: 30.05.2025 – 21.08.2025

OR

There is no separate water services notice issued for the lot; however, an estimate of the total amount payable for water services is:

Amount: Date Range:

\* A water services notices means a notice of water charges issued by a water service provider under the *Water Supply (Safety and Reliability) Act 2008*.

Part 6 – Community titles schemes and BUGTA schemes

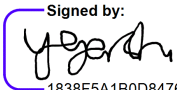
(If the property is part of a community titles scheme or a BUGTA scheme this Part must be completed)

**WARNING TO BUYER** – If the property is part of a community titles scheme or a BUGTA scheme and you purchase the property, you will become a member of the body corporate for the scheme with the right to participate in significant decisions about the scheme and you will be required to pay contributions towards the body corporate’s expenses in managing the scheme. You will also be required to comply with the by-laws. By-laws will regulate your use of common property and the lot.

**For more information about living in a body corporate and your rights and obligations, contact the Office of the Commissioner for Body Corporate and Community Management.**

|                                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
|--------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Body Corporate and Community Management Act 1997 | <p>The property is included in a community titles scheme.<br/>(If Yes, complete the information below)</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| Community Management Statement                   | <p>A copy of the most recent community management statement for the scheme as recorded under the <i>Land Title Act 1994</i> or another Act is given to the buyer.</p> <p><input type="checkbox"/> Yes</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| Body Corporate Certificate                       | <p><b>Note</b>—If the property is part of a community titles scheme, the community management statement for the scheme contains important information about the rights and obligations of owners of lots in the scheme including matters such as lot entitlements, by-laws and exclusive use areas.</p> <p>A copy of a body corporate certificate for the lot under the <i>Body Corporate and Community Management Act 1997</i>, section 205(4) is given to the buyer.</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>If <b>No</b>— An explanatory statement is given to the buyer that states:</p> <p><input type="checkbox"/> Yes</p> <ul style="list-style-type: none"><li>» a copy of a body corporate certificate for the lot is not attached; and</li><li>» the reasons under section 6 of the <i>Property Law Regulation 2024</i> why the seller has not been able to obtain a copy of the body corporate certificate for the lot.</li></ul> |
| Statutory Warranties                             | <p><b>Statutory Warranties</b>—If you enter into a contract, you will have implied warranties under the <i>Body Corporate and Community Management Act 1997</i> relating to matters such as latent or patent defects in common property or body corporate assets; any actual, expected or contingent financial liabilities that are not part of the normal operating costs; and any circumstances in relation to the affairs of the body corporate that will materially prejudice you as owner of the property. There will be further disclosure about warranties in the contract.</p>                                                                                                                                                                                                                                                                                                                                                                                      |
| Building Units and Group Titles Act 1980         | <p>The property is included in a BUGTA scheme<br/>(If Yes, complete the information below)</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Body Corporate Certificate                       | <p>A copy of a body corporate certificate for the lot under the <i>Building Units and Group Titles Act 1980</i>, section 40AA(1) is given to the buyer.</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>If <b>No</b>— An explanatory statement is given to the buyer that states:</p> <p><input type="checkbox"/> Yes</p> <ul style="list-style-type: none"><li>» a copy of a body corporate certificate for the lot is not attached; and</li><li>» the reasons under section 7 of the <i>Property Law Regulation 2024</i> why the seller has not been able to obtain a copy of the body corporate certificate for the lot.</li></ul> <p><b>Note</b>—If the property is part of a BUGTA scheme, you will be subject to by-laws approved by the body corporate and other by-laws that regulate your use of the property and common property.</p>                                                                                                      |

Signatures – SELLER

Signed by:  
  
1838F5A1B0D8476...

Signature of seller

Yanicka Gorski

Michael James Gorski & Yanicka Martha Gorski

Name of seller

07.10.2025

Date

Signed by:  
  
E34F693D9403469...

Signature of seller

Michael Gorski

Name of seller

07.10.2025

Date

Signatures – BUYER

By signing this disclosure statement the buyer acknowledges receipt of this disclosure statement before entering into a contract with the seller for the sale of the lot.

Signature of buyer

Signature of buyer

Name of buyer

Name of buyer

Date

Date

CURRENT TITLE SEARCH  
QUEENSLAND TITLES REGISTRY PTY LTD

Request No: 53554977  
Search Date: 01/10/2025 08:01

Title Reference: 50386823  
Date Created: 19/03/2002

Previous Title: 50372918

REGISTERED OWNER

Dealing No: 719936929 05/03/2020

MICHAEL JAMES GORSKI  
YANICKA MARTHA GORSKI JOINT TENANTS

ESTATE AND LAND

Estate in Fee Simple

LOT 771 SURVEY PLAN 145034  
Local Government: GOLD COAST

EASEMENTS, ENCUMBRANCES AND INTERESTS

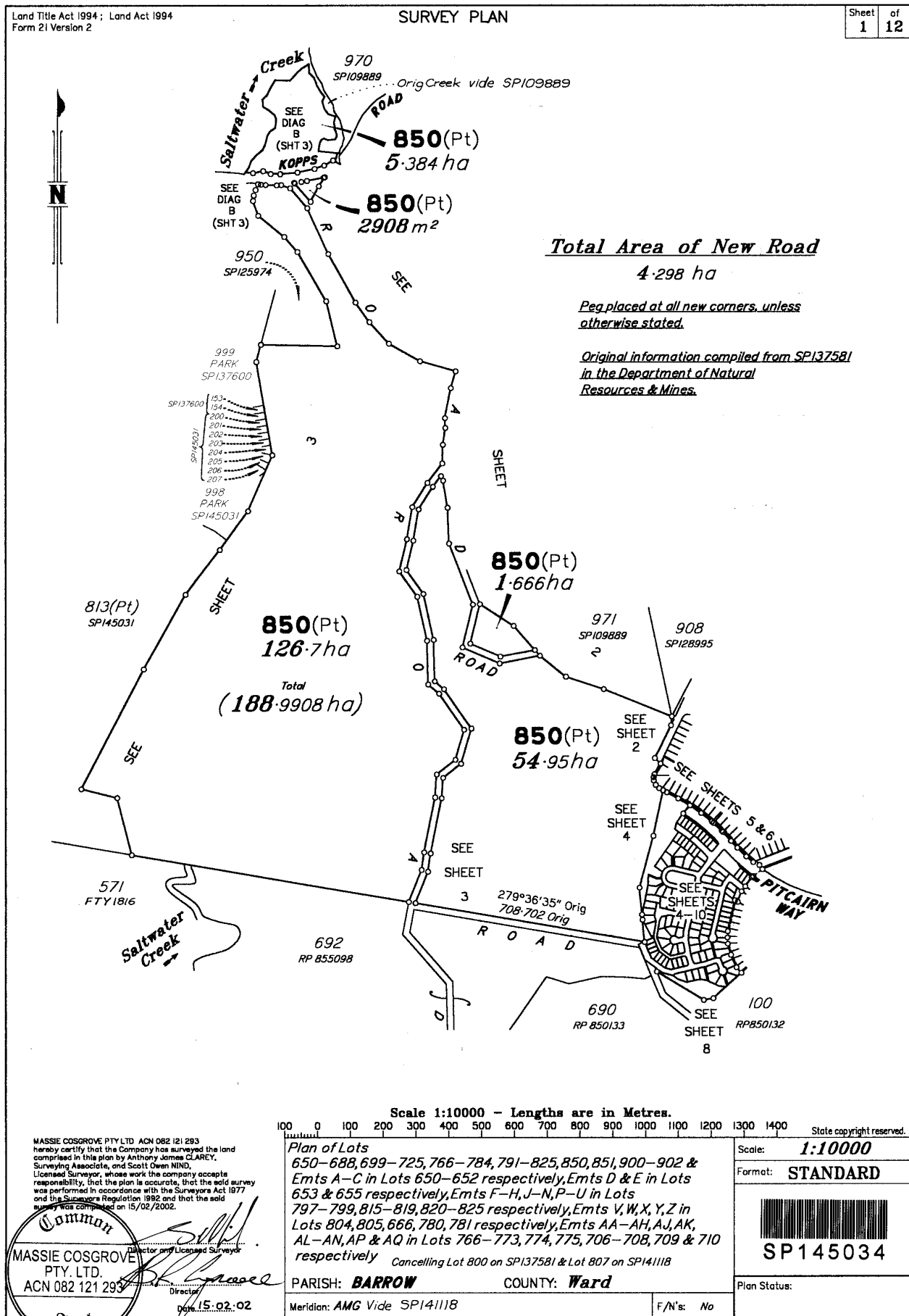
1. Rights and interests reserved to the Crown by  
Deed of Grant No. 10529195 (POR 53)
2. EASEMENT IN GROSS No 705474924 15/03/2002 at 10:11  
burdening the land  
COUNCIL OF THE CITY OF GOLD COAST  
over  
EASEMENT AF ON SP145034
3. MORTGAGE No 724014570 24/04/2025 at 14:36  
WESTPAC BANKING CORPORATION A.C.N. 007 457 141

ADMINISTRATIVE ADVICES - NIL  
UNREGISTERED DEALINGS - NIL

Caution - Charges do not necessarily appear in order of priority

\*\* End of Current Title Search \*\*

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Requested By: D-ENQ INFOTRACK PTY LIMITED





Land Title Act 1994 : Land Act 1994  
Form 21A Version 1

ADDITIONAL SHEET

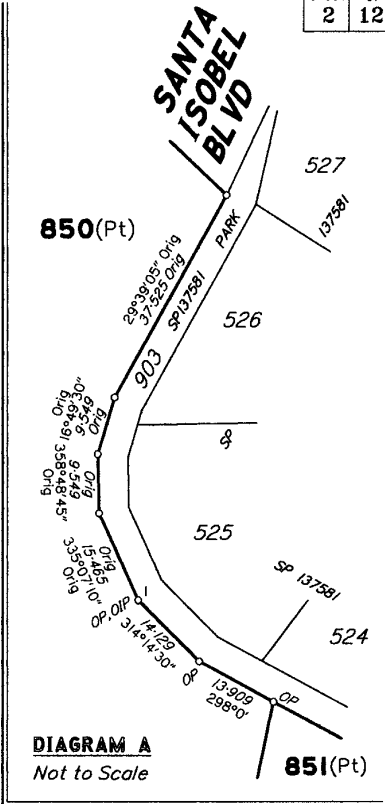
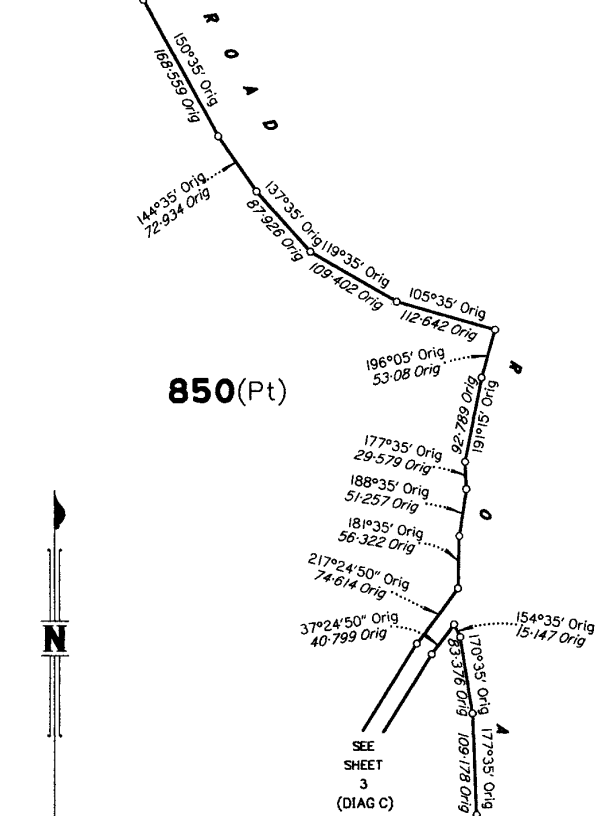
Sheet 2 of 12

**850(Pt)**

SEE SHEET 3 (DIAG B)

*Peg placed at all new corners, unless otherwise stated.*

*Original information compiled from SP137581 in the Department of Natural Resources & Mines.*



REFERENCE MARKS

| STN | TO  | ORIGIN      | BEARING | DIST |
|-----|-----|-------------|---------|------|
| 1   | OIP | 71/SP137581 | 235°40' | 1.0  |

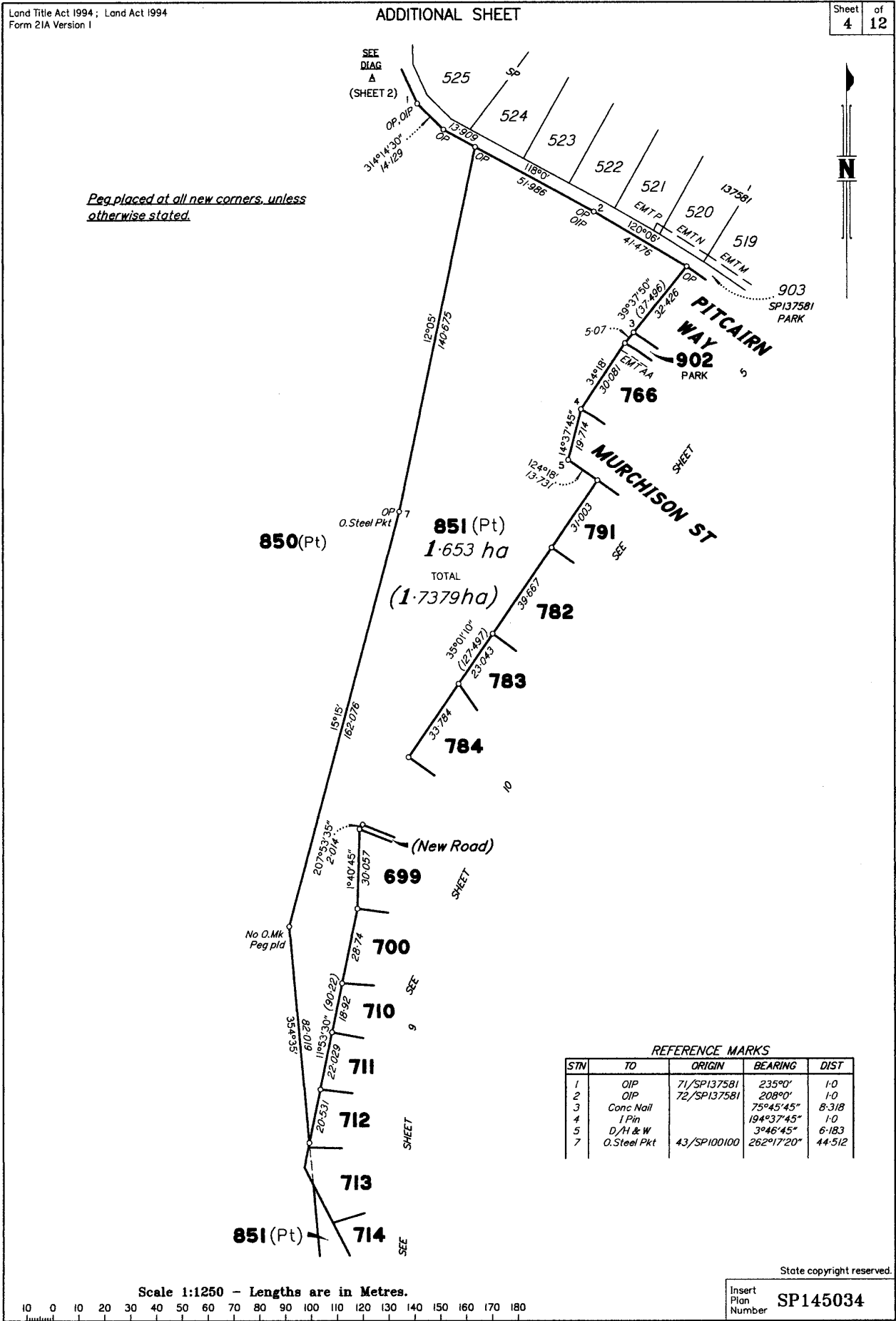
Scale 1:5000 - Lengths are in Metres.

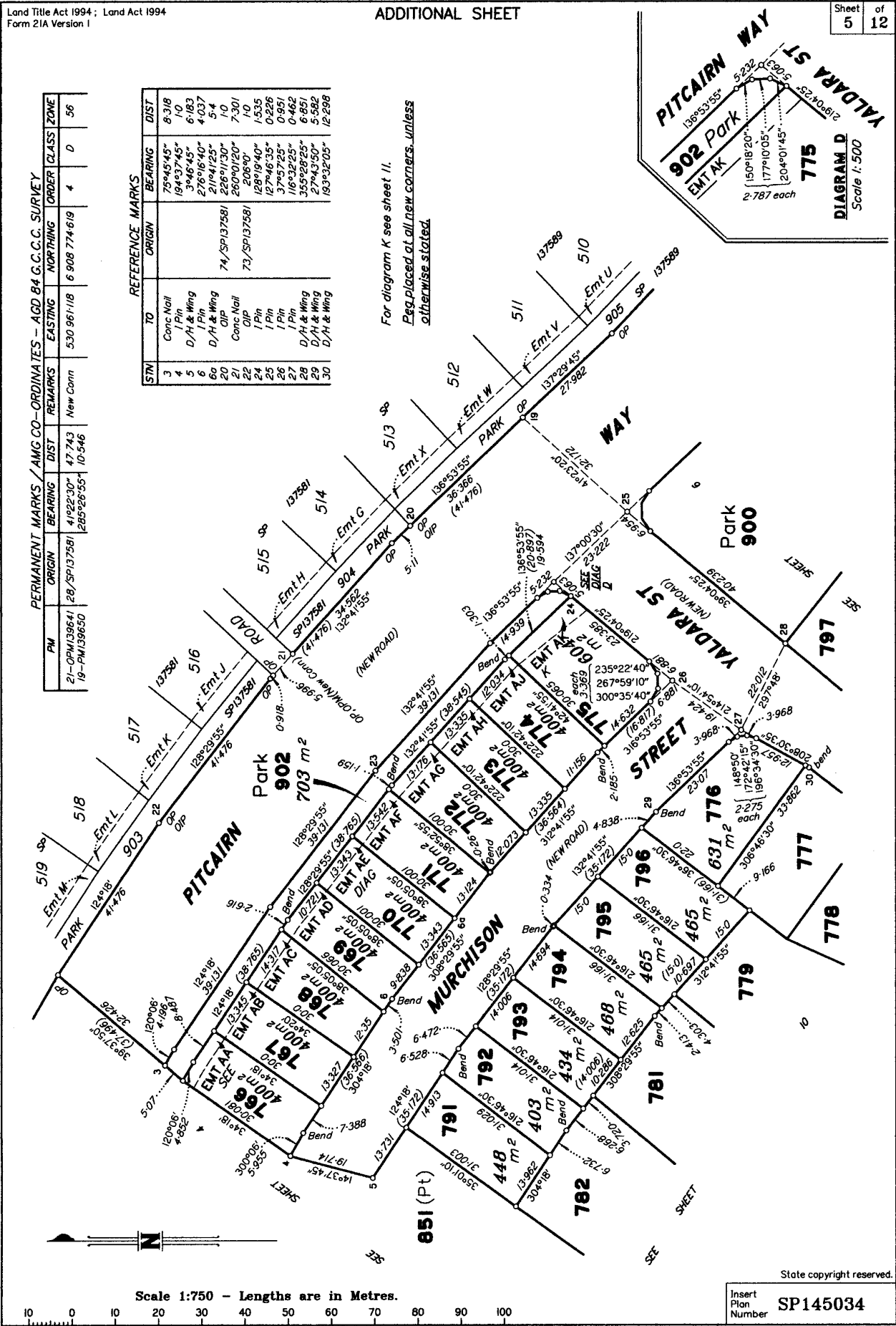
50 0 50 100 150 200 250 300 350 400 450 500 550 600 650 700

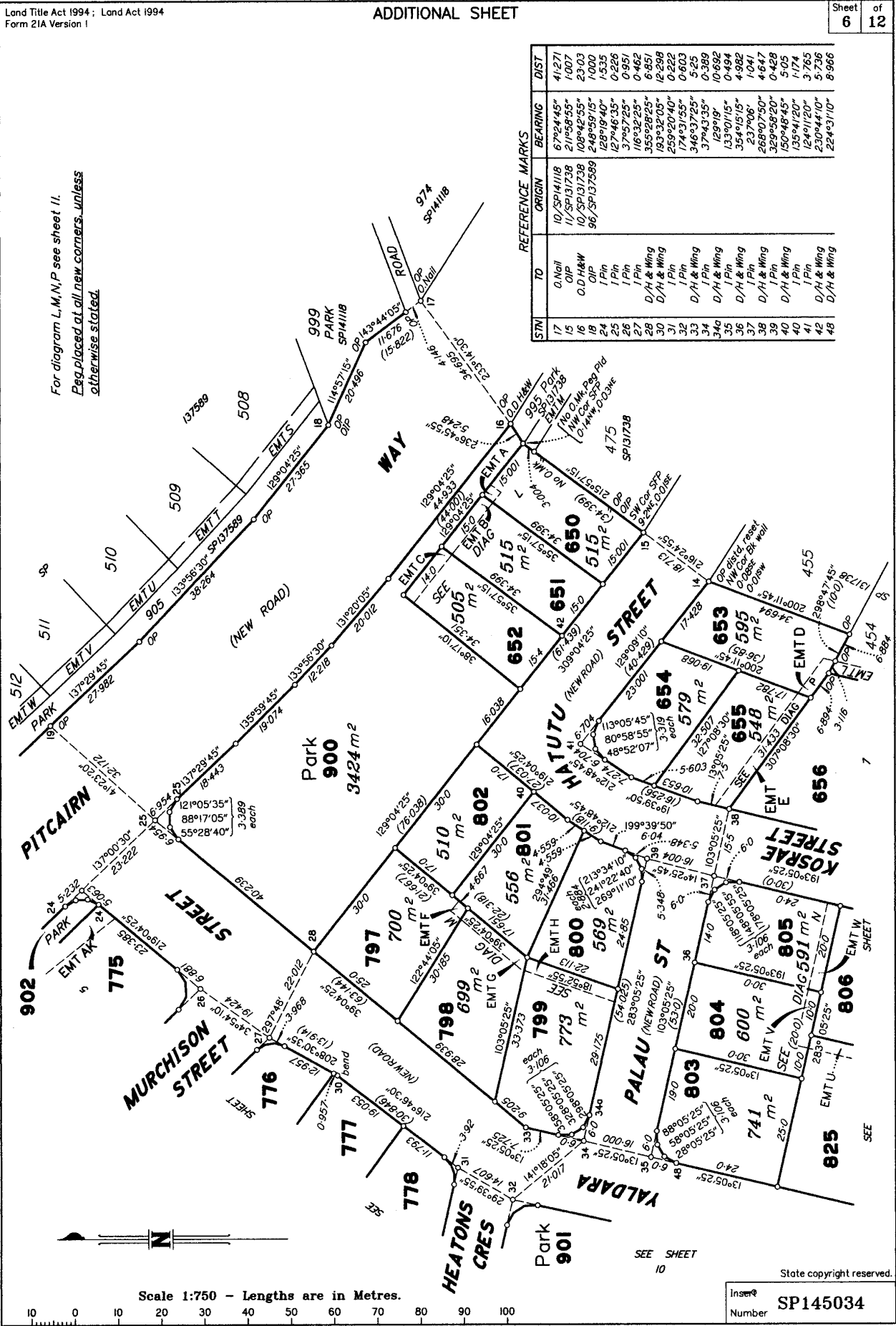
Insert Plan Number **SP145034**

State copyright reserved.

Insert  
Plan  
Number **SP145034**







Land Title Act 1994; Land Act 1994  
Form 21A Version 1

ADDITIONAL SHEET

Sheet 7 of 12

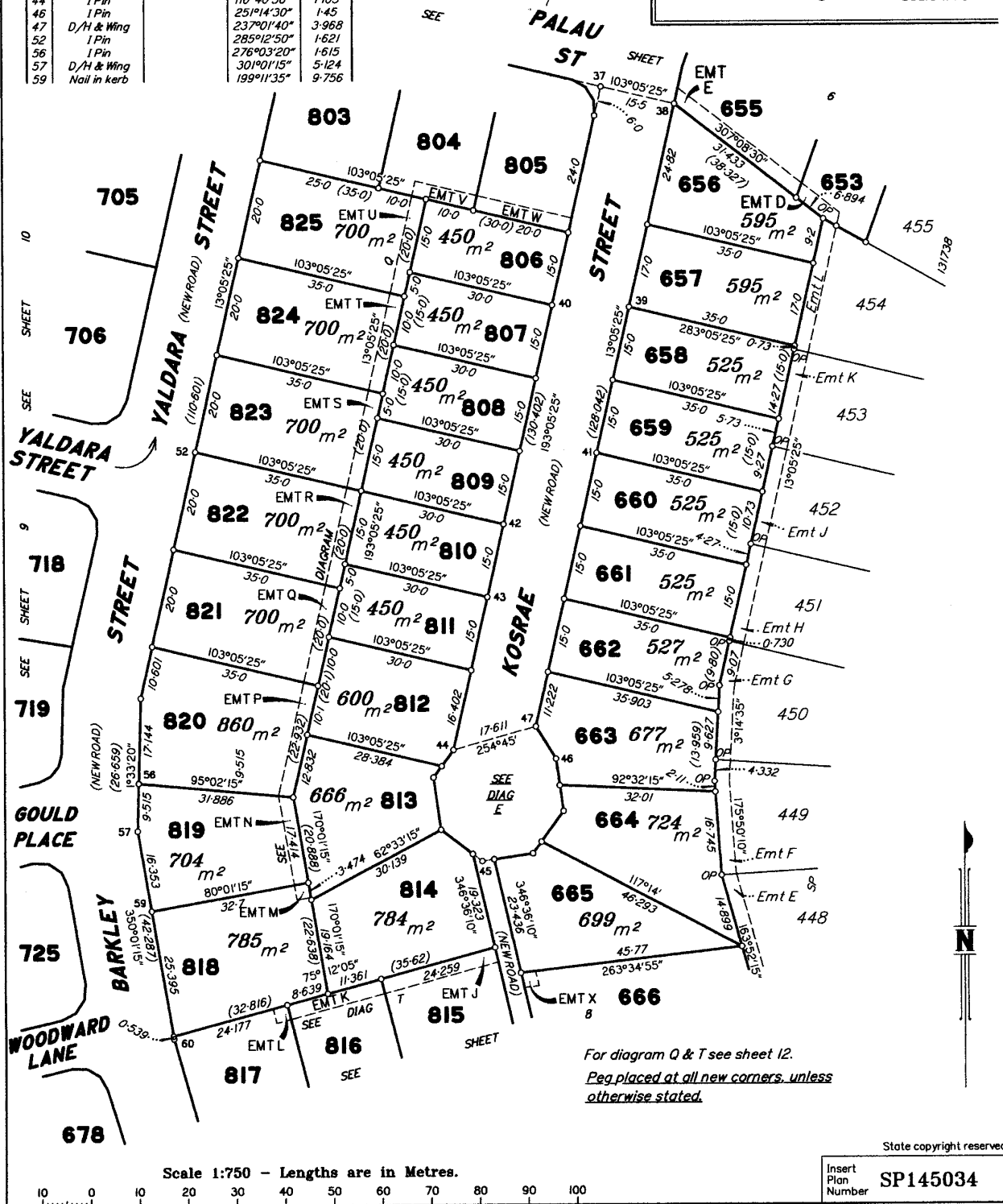
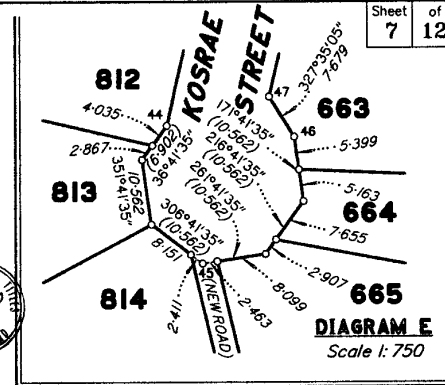
PERMANENT MARKS

| PM          | ORIGIN | BEARING    | DIST   | REMARKS |
|-------------|--------|------------|--------|---------|
| 40-PM119765 |        | 96°21'     | 4.498  | Mini    |
| 45-PM139627 |        | 10°59'15"  | 4.396  |         |
| 52-PM135512 |        | 245°01'30" | 10.458 | Mini    |
| 60-PM135516 |        | 297°31'50" | 5.958  | Mini    |

REFERENCE MARKS

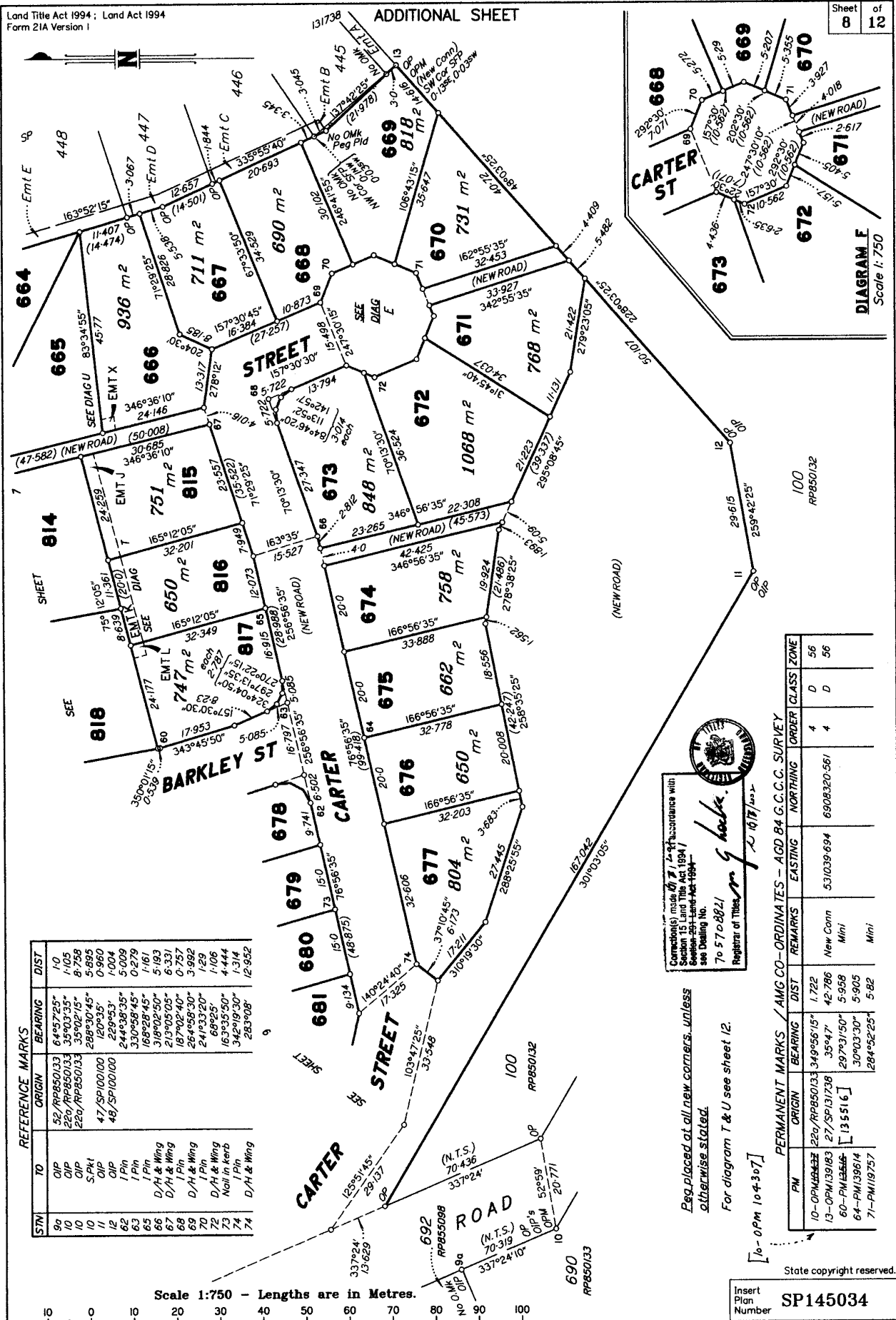
| STN | TO           | ORIGIN | BEARING    | DIST  |
|-----|--------------|--------|------------|-------|
| 37  | I Pin        |        | 237°06'    | 1.041 |
| 38  | D/H & Wing   |        | 268°07'50" | 4.647 |
| 39  | I Pin        |        | 278°36'30" | 1.221 |
| 41  | D/H & Wing   |        | 302°53'40" | 4.749 |
| 42  | I Pin        |        | 104°22'50" | 1.25  |
| 43  | D/H & Wing   |        | 90°45'40"  | 4.548 |
| 44  | I Pin        |        | 110°40'50" | 1.103 |
| 46  | I Pin        |        | 25°14'30"  | 1.45  |
| 47  | D/H & Wing   |        | 237°01'40" | 3.968 |
| 52  | I Pin        |        | 285°12'50" | 1.621 |
| 56  | I Pin        |        | 276°03'20" | 1.615 |
| 57  | D/H & Wing   |        | 301°01'15" | 5.124 |
| 59  | Nail in kerb |        | 199°11'35" | 9.756 |

Correction(s) made 14/7/12 in accordance with  
Section 15 Land Title Act 1994 /  
Section 291 Land Act 1994 -  
see Dealing No.  
705708821  
Registrar of Titles



For diagram Q & T see sheet 12.  
Peg placed at all new corners, unless  
otherwise stated.

Insert Plan Number  
SP145034



Land Title Act 1994 ; Land Act 1994  
Form 21A Version 1

ADDITIONAL SHEET

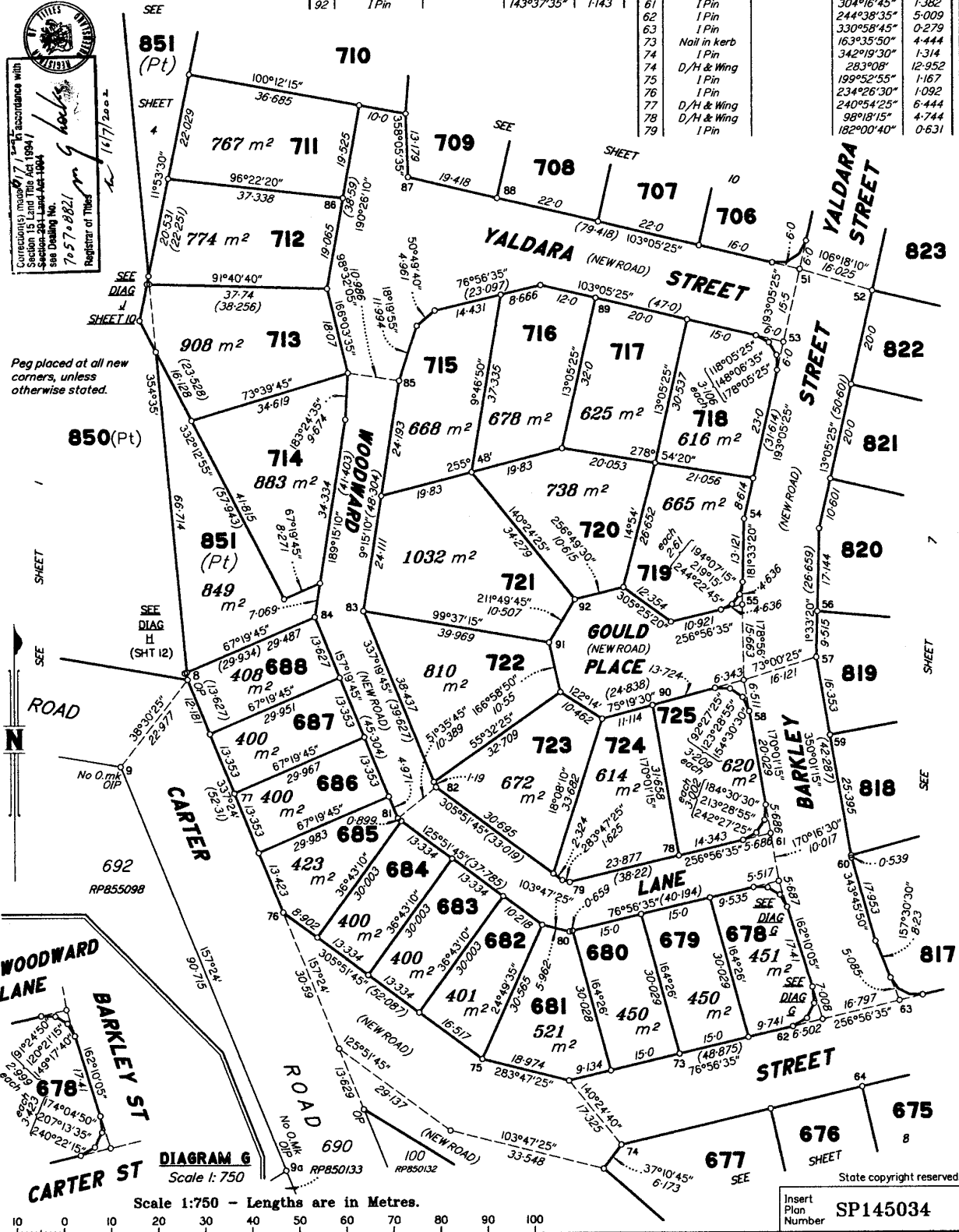
Sheet 9 of 12

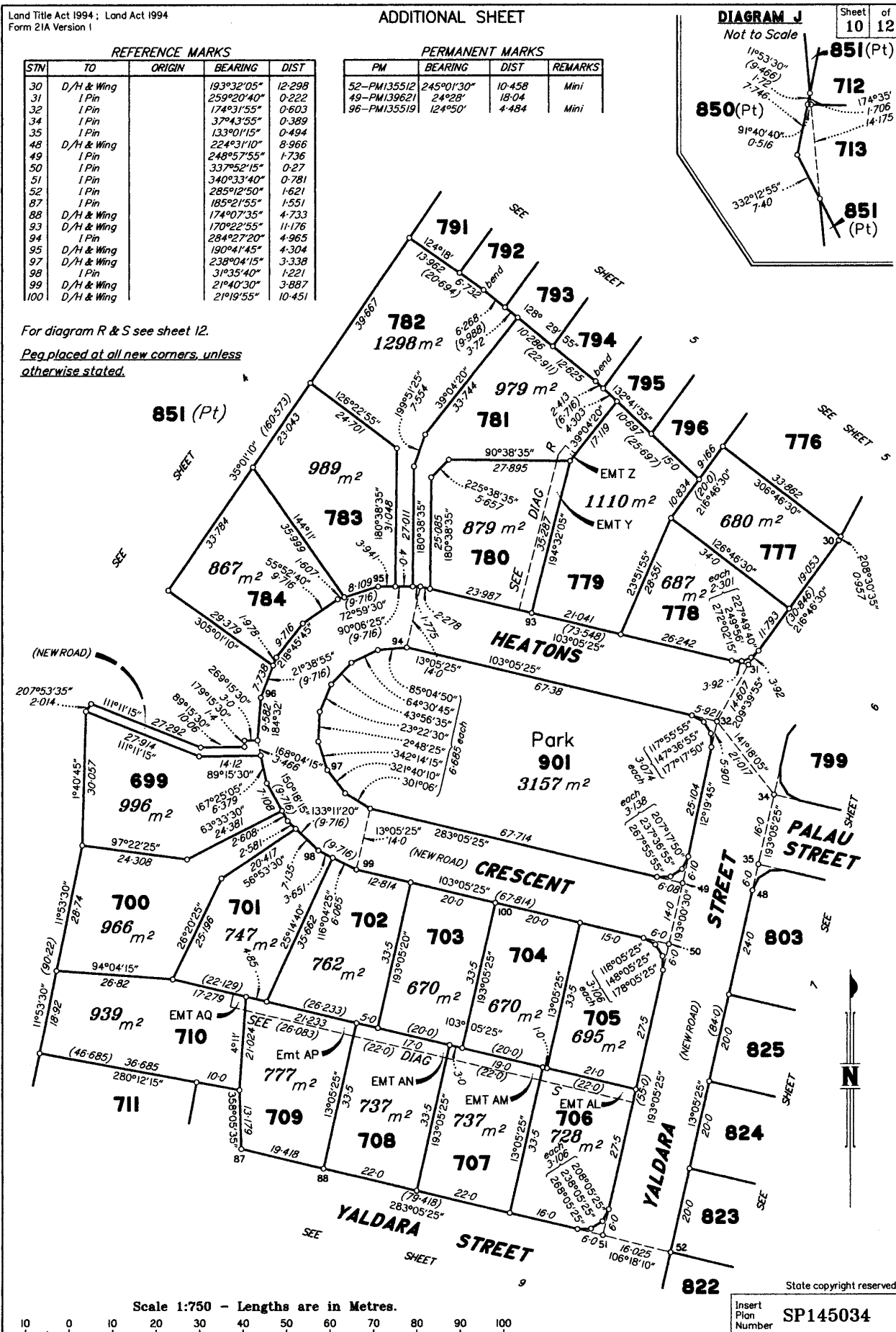
| PM          | BEARING    | DIST   | REMARKS |
|-------------|------------|--------|---------|
| 52-PM135512 | 245°01'30" | 10.458 | Mini    |
| 60-PM135516 | 297°31'50" | 5.958  | Mini    |
| 64-PM139614 | 30°03'30"  | 5.905  |         |
| 76-PM119763 | 190°00'50" | 12.181 | Mini    |
| 86-PM139624 | 128°46'20" | 6.803  |         |
| 91-PM139624 | 117°54'10" | 4.75   | Mini    |

[119762]  
[60-PM135516]

| STN | TO         | ORIGIN | BEARING    | DIST  |
|-----|------------|--------|------------|-------|
| 80  | I Pin      |        | 2°05'05"   | 1.185 |
| 80  | D/H & Wing |        | 33°00'05"  | 3.418 |
| 81  | I Pin      |        | 48°14'55"  | 1.14  |
| 82  | D/H & Wing |        | 184°03'45" | 1.839 |
| 83  | I Pin      |        | 241°22'25" | 0.66  |
| 84  | D/H & Wing |        | 86°04'03"  | 3.12  |
| 85  | D/H & Wing |        | 203°46'45" | 7.382 |
| 86  | D/H & Wing |        | 185°21'55" | 1.551 |
| 87  | I Pin      |        | 174°07'35" | 4.733 |
| 88  | D/H & Wing |        | 66°58'30"  | 7.432 |
| 89  | D/H & Wing |        | 323°27'45" | 4.064 |
| 90  | D/H & Wing |        | 143°37'35" | 1.143 |
| 92  | I Pin      |        |            |       |

| STN | TO           | ORIGIN      | BEARING    | DIST   |
|-----|--------------|-------------|------------|--------|
| 8   | D/H & Wing   | 18/RP850133 | 270°12'55" | 17.295 |
| 9   | OIP          |             | 56°55'10"  | 1.227  |
| 52  | I Pin        |             | 285°12'50" | 1.621  |
| 51  | I Pin        |             | 340°33'40" | 0.781  |
| 53  | I Pin        |             | 251°24'45" | 0.498  |
| 54  | D/H & Wing   |             | 52°50'30"  | 7.585  |
| 55  | I Pin        |             | 268°01'55" | 0.433  |
| 56  | I Pin        |             | 276°03'20" | 1.615  |
| 57  | D/H & Wing   |             | 301°01'15" | 5.124  |
| 58  | D/H & Wing   |             | 135°37'    | 8.308  |
| 59  | Nail in kerb |             | 199°11'35" | 9.756  |
| 61  | I Pin        |             | 304°16'45" | 1.382  |
| 62  | I Pin        |             | 244°38'35" | 5.009  |
| 63  | I Pin        |             | 330°58'45" | 0.279  |
| 73  | Nail in kerb |             | 163°35'50" | 4.444  |
| 74  | I Pin        |             | 342°19'30" | 1.314  |
| 74  | D/H & Wing   |             | 283°08'    | 12.952 |
| 75  | I Pin        |             | 199°52'55" | 1.167  |
| 76  | I Pin        |             | 234°26'30" | 1.092  |
| 77  | D/H & Wing   |             | 240°54'25" | 6.444  |
| 78  | D/H & Wing   |             | 98°18'15"  | 4.744  |
| 79  | I Pin        |             | 182°00'40" | 0.631  |



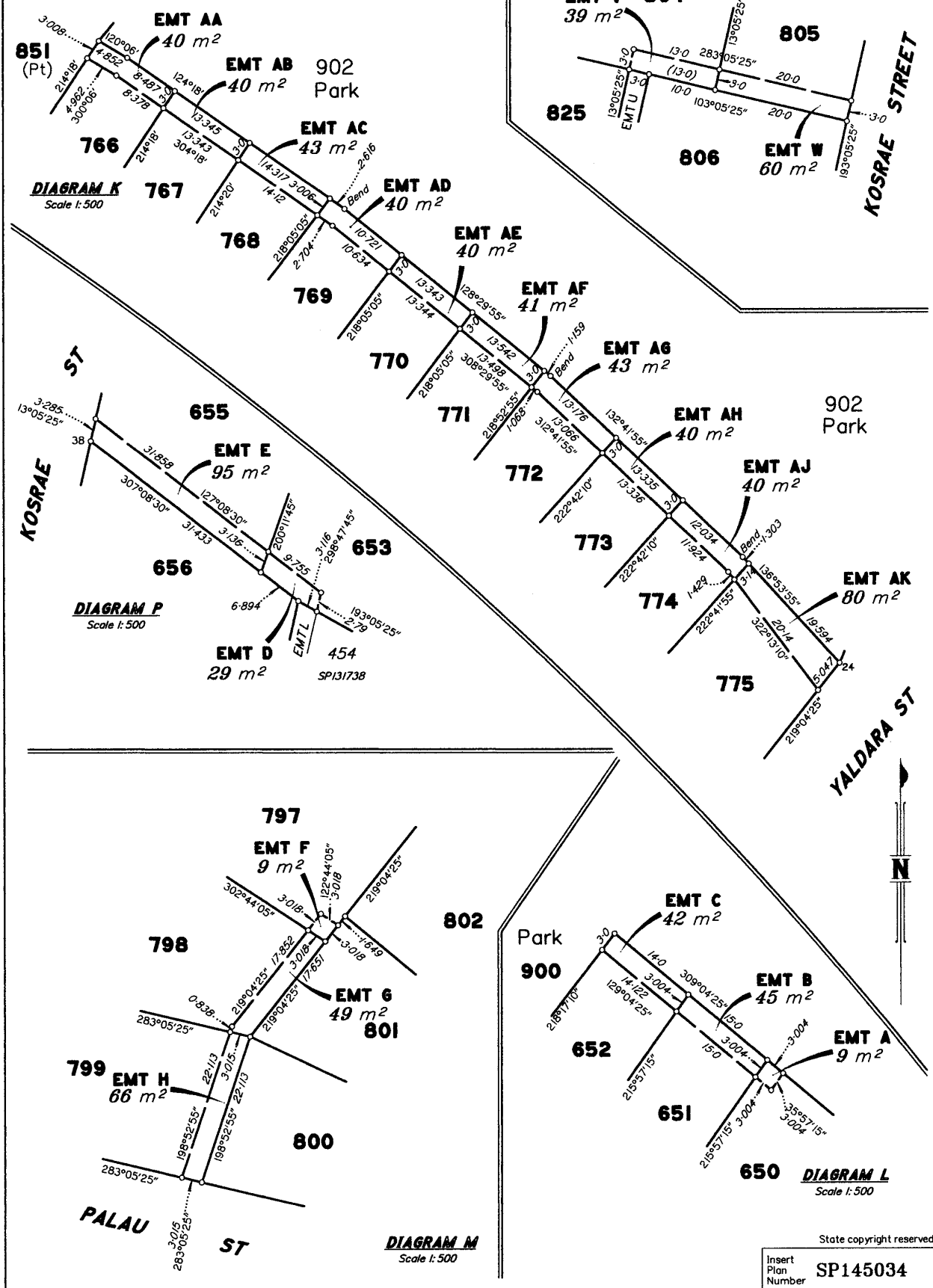


Land Title Act 1994; Land Act 1994  
Form 21A Version 1

REFERENCE MARKS

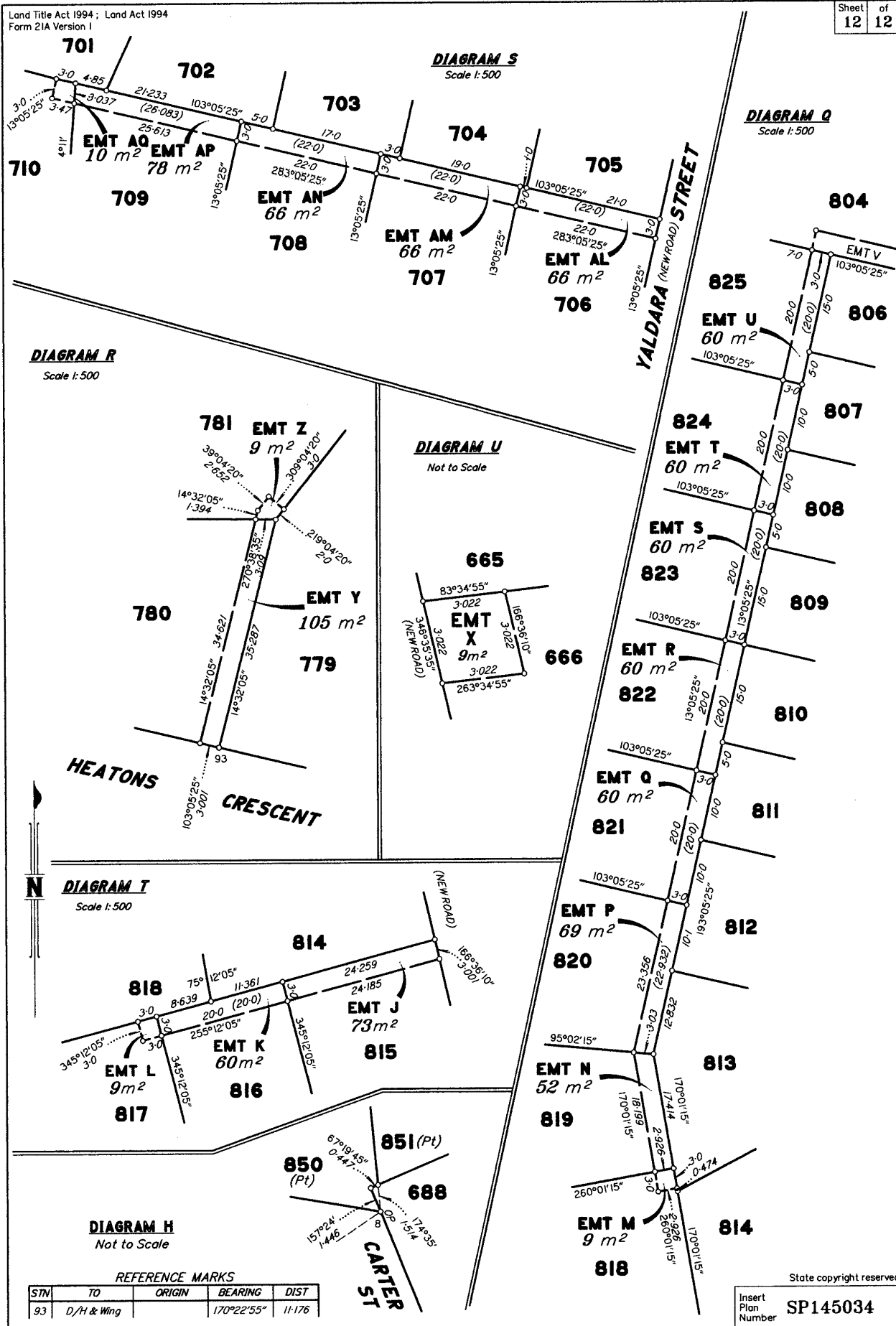
| STN | TO         | ORIGIN | BEARING    | DIST  |
|-----|------------|--------|------------|-------|
| 24  | 1 Pin      |        | 128°19'40" | 1.535 |
| 38  | D/H & Wing |        | 268°07'50" | 4.647 |

Sheet 11 of 12



Land Title Act 1994; Land Act 1994  
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Sheet 12 of 12



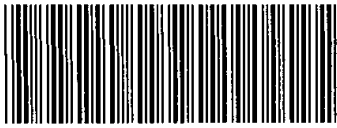
FORM 9 Version 2

Land Title Act 1994 and Land Act 1994

## EASEMENT

QUEENSLAND LAND REGISTRY

Page 1 of 3



705474924

\$90.80  
15/03/2002 10:11

BE 601

Stamp Duty Imprint

OLD STAMP DUTY - BNE

1050210979-3

15/03/2002 09:55:07

\$1.50CONV

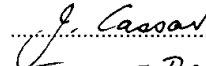
|                                                                                                                                                                                                                  |                                                                                                        |                                                                                                                                                                         |                                    |                    |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|--------------------|
| <b>1. Grantor</b><br>Stockland (Constructors) Pty Limited<br>A C N 000 064 835                                                                                                                                   |                                                                                                        | <b>Lodger Name, address &amp; phone number</b><br>Stockland (Constructors) Pty Limited<br>PO Box 10160<br>BRISBANE ADELAIDE STREET 4000 <b>155</b><br>Ref: CD:JC:PPE:21 |                                    | <b>Lodger Code</b> |
| <b>2. Description of Easement/Lot</b><br>Servient Tenement (burdened land)<br><br>See Annexure "A"<br><br>*Dominant Tenement (benefited land)<br><br>Not applicable<br><br>* not applicable if easement in gross | <b>County</b>                                                                                          | <b>Parish</b>                                                                                                                                                           | <b>Title Reference</b>             |                    |
| <b>3. Interest being burdened</b><br><br>Fee simple                                                                                                                                                              | <b>*4. Interest being benefited</b><br><br>Not applicable<br><br>* not applicable if easement in gross |                                                                                                                                                                         |                                    |                    |
| <b>5. Grantee</b> Given names<br>Council of the City of Gold Coast                                                                                                                                               | Surname/Company name and number                                                                        |                                                                                                                                                                         | (include tenancy if more than one) |                    |
| <b>6. Consideration</b><br><br>\$1.00                                                                                                                                                                            | <b>7. Purpose of easement</b><br><br>Sewerage and Drainage                                             |                                                                                                                                                                         |                                    |                    |

**8. Grant/Execution**

The Grantor for the above consideration grants to the Grantee the easement over the servient tenement for the purpose stated in item 7 and the Grantor and Grantee covenant with each other in terms of -  
 # the attached schedule and standard terms document no. 701622417 .....

#delete inapplicable words

**Witnessing Officer****Execution Date****Grantor's Signature**

  
 ..... signature  
 JANICE DAWN CASSAR full name  
 JP (C. dec)  
 ..... qualification  
 as per Schedule 1 of Land Title Act 1994 (eg Legal Practitioner, JP, C.Dec)

14/2/02

STOCKLAND (CONSTRUCTORS) PTY  
 LIMITED ACN 000 064 835 by its Attorney  
 WAYNE ROBERT REX under Power of  
 Attorney No. 703795153 who certifies that  
 he has not received revocation of the Power  
 of Attorney.....

**Witnessing Officer****Execution Date****Grantee's Signature**

..... signature  
 ..... full name  
 ..... qualification  
 as per Schedule 1 of Land Title Act 1994 (eg Legal Practitioner, JP, C.Dec)

13/3/02

GIVEN under the Corporate Seal of the COUNCIL of  
 the CITY OF GOLD COAST signed by  
 IAN ASHMAN DESPITE GLEW the Manager Statutory  
 Planning and Compliance and JAMES NETHERWAY  
 the Co-ordinator Subdivision Services they being the  
 authorised officers of the Council, affix and witness such seal  
 pursuant to Council Minute Number C99/0730.016

FORM 20 Version 1

Land Title Act 1994 and Land Act 1994

## SCHEDULE

QUEENSLAND LAND REGISTRY

Page 2 of 3

## Title Reference

Part of 50372918

Annexure A referred to in the Easement dated 13/3/2002

| 2. | Description of Easement/ Lot<br>Servient Tenement (burdened land) | County | Parish | Title Reference  |
|----|-------------------------------------------------------------------|--------|--------|------------------|
|    | Easement A in Lot 650 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement B in Lot 651 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement C in Lot 652 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement D in Lot 653 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement E in Lot 655 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement F in Lot 797 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement G in Lot 798 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement H in Lot 799 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement J in Lot 815 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement K in Lot 816 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement L in Lot 817 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement M in Lot 818 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement N in Lot 819 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement P in Lot 820 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement Q in Lot 821 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement R in Lot 822 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement S in Lot 823 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement T in Lot 824 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement U in Lot 825 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement V in Lot 804 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement W in Lot 805 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement Y in Lot 780 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement Z in Lot 781 on SP145034                                 | Ward   | Barrow | Part of 50372918 |
|    | Easement AA in Lot 766 on SP145034                                | Ward   | Barrow | Part of 50372918 |
|    | Easement AB in Lot 767 on SP145034                                | Ward   | Barrow | Part of 50372918 |
|    | Easement AC in Lot 768 on SP145034                                | Ward   | Barrow | Part of 50372918 |

**FORM 20** Version 1

Land Title Act 1994 and Land Act 1994

**SCHEDULE**

QUEENSLAND LAND REGISTRY

Page 3 of 4

**Title Reference**

## Part of 50372918

|                                    |      |        |                  |
|------------------------------------|------|--------|------------------|
| Easement AD in Lot 769 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AE in Lot 770 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AF in Lot 771 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AG in Lot 772 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AH in Lot 773 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AJ in Lot 774 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AK in Lot 775 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AL in Lot 706 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AM in Lot 707 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AN in Lot 708 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AP in Lot 709 on SP145034 | Ward | Barrow | Part of 50372918 |
| Easement AQ in Lot 710 on SP145034 | Ward | Barrow | Part of 50372918 |

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City Plan property report

Economy, Planning and Environment Directorate  
Planning Enquiries Centre  
City Development Branch  
PO Box 5042 GOLD COAST MC QLD 9729  
P: (07) 5582 8708  
E: mail@goldcoast.qld.gov.au  
W: cityofgoldcoast.com.au

Property Details

Property address

9 Murchison Street, PACIFIC PINES, 4211

Lot and Plan

771SP145034

Area

400 m<sup>2</sup>

City Plan content

Zone map

Residential zones category

Low density residential

Low density residential, Large lot precinct

Low density residential, Calypso Bay precinct

Medium density residential

Medium density residential, Calypso Bay precinct

High density residential

Centres zones category

Centre

Neighbourhood centre

Neighbourhood centre, West Burleigh historic township precinct

Recreation zones category

Sport and recreation

Sport and recreation, Bond University precinct

Sport and recreation, Bundall equestrian area precinct

Open space

Tourism zones category

Major tourism

Major tourism, Island resorts precinct

Major tourism, Sea World precinct

Major tourism, The Spit northern tourism precinct

Major tourism, The Spit eastern tourism precinct

Major tourism, The Spit southern tourism precinct

Major tourism, Wildlife park precinct

Environment zones category

Conservation

Industry zones category

Low impact industry

Low impact industry, Future low impact industry precinct

Medium impact industry

Medium impact industry, Future medium impact industry precinct

High impact industry

High impact industry, Future high impact industry precinct

Waterfront and marine industry

Waterfront and marine industry, The Spit marine industry precinct

Other zones category

Community facilities

Emerging community

Emerging community, Upper Coomera precinct

Extractive industry

Extractive industry, Extractive industry indicative buffer

Innovation

Innovation, Bond University precinct

Innovation, Gold Coast cultural precinct

Limited development (constrained land)

Mixed use

Mixed use, Bermuda Point precinct

Mixed use, Fringe business precinct

Rural

Rural, Rural landscape and environment precinct

Rural residential

Rural residential, Rural residential landscape and environment precinct

Special purpose

Special purpose, Special development areas precinct

Township

Township, Commercial precinct

Township, Large lot precinct

Unzoned

Property boundaries

Selected property

| Applicable mapping content                                                                                                                                                |            | Related City Plan content                                                                                                                                                                                                                                                                                        |               |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|
| Division                                                                                                                                                                  |            |                                                                                                                                                                                                                                                                                                                  |               |
| Division 5 (view <a href="#">divisional contact details</a> )                                                                                                             |            |                                                                                                                                                                                                                                                                                                                  |               |
| Zones                                                                                                                                                                     |            |                                                                                                                                                                                                                                                                                                                  |               |
| Medium density residential zone                                                                                                                                           |            | <a href="#">Medium density residential zone code</a><br><br>Tables of assessment: <ul style="list-style-type: none"> <li>• <a href="#">Material change of use</a></li> <li>• <a href="#">Reconfiguring a lot</a></li> <li>• <a href="#">Building work</a></li> <li>• <a href="#">Operational work</a></li> </ul> |               |
| Overlay maps                                                                                                                                                              |            |                                                                                                                                                                                                                                                                                                                  |               |
| Airport environs - Procedures for Air Navigation Services, Aircraft Operational (PANS-OPS) surfaces: <ul style="list-style-type: none"> <li>• PANS-OPS contour</li> </ul> |            | <a href="#">Airport environs overlay code</a><br><br>Tables of assessment: <ul style="list-style-type: none"> <li>• <a href="#">Airport environs overlay</a></li> </ul>                                                                                                                                          |               |
| Building height                                                                                                                                                           |            |                                                                                                                                                                                                                                                                                                                  |               |
| Dwelling house <ul style="list-style-type: none"> <li>• Dwelling house overlay area</li> </ul>                                                                            |            | Tables of assessment: <ul style="list-style-type: none"> <li>• <a href="#">Dwelling house overlay</a></li> </ul>                                                                                                                                                                                                 |               |
| Residential density                                                                                                                                                       |            |                                                                                                                                                                                                                                                                                                                  |               |
| LGIP                                                                                                                                                                      |            |                                                                                                                                                                                                                                                                                                                  |               |
| Local Government Infrastructure Plan: <ul style="list-style-type: none"> <li>• Priority infrastructure area</li> </ul>                                                    |            | <a href="#">Local Government Infrastructure Plan</a>                                                                                                                                                                                                                                                             |               |
| Local Government Infrastructure Plan: <ul style="list-style-type: none"> <li>• LGIP projection areas</li> </ul>                                                           |            | <a href="#">Local Government Infrastructure Plan</a>                                                                                                                                                                                                                                                             |               |
| Date created                                                                                                                                                              | 1 Oct 2025 | Version                                                                                                                                                                                                                                                                                                          | v12 - Current |



## Department of Transport and Main Roads

### Property Search - Advice to Applicant

Property Search reference **954506**

Date: 01/10/2025

Search Request reference: **174598751**

#### Applicant details

Applicant: Sharon Hogan

shogan@steindls.com.au

Buyer: not known not known

#### Search response:

Your request for a property search on Lot 771 on Plan SP145034 at 9 Murchison St, Pacific Pines Qld 4211 has been processed.

At this point in time the Department of Transport and Main Roads has no land requirement from the specified property.

#### **Note:**

1. Development proposed on this property may require approval under the Planning Act. This may include referral to the State Assessment and Referral Agency for assessment of the impacts to state transport corridors and infrastructure.
2. New or changed access between this property and a state transport corridor will require approval under the Transport Infrastructure Act.
3. To see what other State Government planning has been identified in your area, please refer to the online DA Mapping system. Refer to the State Transport interests under the SARA layers to identify what interests TMR has in your locality.  
< <https://planning.dsdmip.qld.gov.au/maps/sara-da>>
4. Any properties located in proximity to a current or future State transport corridor may be affected by noise. For existing corridors, refer to the online SPP interactive mapping system. Select the Information Purposes and refer to the Transport Infrastructure. If the property is located in a mandatory transport noise corridor then Mandatory Part 4.4 of the Queensland Development Code will apply.  
< <https://planning.dsdmip.qld.gov.au/maps/spp>>

#### **Disclaimer:**

**Any information supplied by this Department of Transport and Main Roads' (TMR) property search is provided on the basis that you will use your own judgement to independently evaluate, assess and verify the information's completeness, suitability, purpose and usefulness.**

Without limitation, TMR is under no liability for any negligence, claim, loss or damage (including consequential or indirect loss or lost time, profits, savings, contracts, revenue, interest, business opportunities, goodwill or damage to reputation) however caused (whether by negligence or otherwise) that may be suffered or incurred or that may arise directly or indirectly out of any act or omission on its part in connection with the use and reliance upon, and the provision of this property search, including loss or damage caused by any delays in providing this property search to the party who requested the information or any errors, misdescriptions, incompleteness and inaccuracies in the information. TMR excludes all warranties, representations, terms, conditions and undertaking in respect of the completeness, quality, accuracy, suitability or fitness of the information contained in this property search for your purpose. You acknowledge that the information provided is indicative only and may be subject to change.

#### **Privacy Statement:**

The personal information collected on this property search is required to enable TMR to communicate with you regarding your enquiry. The information recorded will not be disclosed to a third party without your consent or unless required or authorised to do so by law.



Department of the Environment, Tourism, Science and Innovation (DETSI)  
ABN 46 640 294 485  
GPO Box 2454, Brisbane QLD 4001, AUSTRALIA  
[www.detsi.qld.gov.au](http://www.detsi.qld.gov.au)

**SEARCH RESPONSE**  
**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)**  
**CONTAMINATED LAND REGISTER (CLR)**

Infotrack Pty Ltd  
PO Box 10314  
BRISBANE QLD 4000

Transaction ID: 51064449      EMR Site Id: 01 October 2025  
Cheque Number:  
Client Reference:

This response relates to a search request received for the site:  
Lot: 771      Plan: SP145034  
9 MURCHISON ST  
PACIFIC PINES

**EMR RESULT**

The above site is NOT included on the Environmental Management Register.

**CLR RESULT**

The above site is NOT included on the Contaminated Land Register.

**ADDITIONAL ADVICE**

All search responses include particulars of land listed in the EMR/CLR when the search was generated.  
The EMR/CLR does NOT include:-

1. land which is contaminated land (or a complete list of contamination) if DETSI has not been notified
2. land on which a notifiable activity is being or has been undertaken (or a complete list of activities) if DETSI has not been notified

If you have any queries in relation to this search please email [emr.clr.registry@detsi.qld.gov.au](mailto:emr.clr.registry@detsi.qld.gov.au)

**Administering Authority**

# Tree orders register

The tree orders register shows orders affecting land made under the Neighbourhood Dispute (Dividing Fences and Trees) Act 2011, including who is responsible for carrying out the order and the timeframe.

You can search for a tree order by entering a suburb, street name, order name (e.g. NDR019) or the name of the applicant or respondent in the matter.

The tree orders register shows orders affecting land made under the *Neighbourhood Dispute (Dividing Fences and Trees) Act 2011*, including who is responsible for carrying out the order and the timeframe.

Orders are added to the register within 14 days of the order being made. The tree register does not list tree dispute applications or pending proceedings. To identify existing applications, you can request a [search of the register of proceedings](#).

No results found.

Search for

9 Murchison Street Pacific Pines

Submit

| Date of order | Order                                     | Address                                   |
|---------------|-------------------------------------------|-------------------------------------------|
| 25/09/2025    | <a href="#">NDR048-23 (PDF, 35.6 KB)</a>  | 257 Barrett Street BRACKEN RIDGE QLD 4017 |
| 23/09/2025    | <a href="#">NDR190-22 (PDF, 44.6 KB)</a>  | 9 Clermont Street BARDON QLD 4065         |
| 23/09/2025    | <a href="#">NDR190-22 (PDF, 44.6 KB)</a>  | 9 Clermont Street BARDON QLD 4065         |
| 15/09/2025    | <a href="#">NDR005-24 (PDF, 101.1 KB)</a> | 36 Symonds Road BURLEIGH HEADS QLD 4220   |
| 20/08/2025    | <a href="#">NDR025-25 (PDF, 114.9 KB)</a> | 1384 Creek Road CARINA QLD 4152           |
| 19/08/2025    | <a href="#">NDR183-24 (PDF, 146.4 KB)</a> | 996 Hamilton Road MCDOWALL QLD 4053       |
| 18/08/2025    | <a href="#">NDR211-20 (PDF, 190.8 KB)</a> | 56 Beauvardia Street CANNON HILL QLD 4170 |
| 15/08/2025    | <a href="#">NDR030-25 (PDF, 50.8 KB)</a>  | 14 Barrier Close BUDERIM QLD 4556         |
| 14/08/2025    | <a href="#">NDR069-25 (PDF, 125.1 KB)</a> | 14B King Street KINGS BEACH QLD 4551      |



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Queensland Government home >For Queenslanders >Environment, land and water >  
Land, housing and property >Heritage places >Queensland Heritage Register >Search the register >  
Heritage register search results

## Heritage register search results

Filtered by:

[Gold Coast City Council](#)   [9 Murchison](#)   [Pacific Pines](#)

No results found. Try removing one of your search filters. Please [search again](#) (  
<https://apps.des.qld.gov.au/heritage-register/> ).

## Current applications

You can also see places being assessed or awaiting a decision from the Queensland Heritage Council for entry in or removal from the Queensland Heritage Register at [Current Queensland Heritage Register applications](#) (  
<https://www.qld.gov.au/environment/land/heritage/register/applications/> ).

 ( <https://creativecommons.org/licenses/by/4.0/> )

Last reviewed      1 July 2022

Last updated      28 February 2023

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Queensland Government ( <https://www.qld.gov.au/> )



CITY OF

GOLDCOAST™

Rate Notice

Notice number  
2 2604104 4

Date of Issue  
21 July 2025

cityofgoldcoast.com.au/rates  
(07) 5667 5995 or 1300 366 659

Current rating period:  
1 July 2025 to 31 December 2025

\$1,146.17

(see back for payment options)

Due date for payment:  
21 August 2025

Total amount payable after due date:  
\$1,211.07

(interest penalty applies after due date)



166398/X11/019040 D-041  
Y M Gorski and M J Gorski  
29 Dunsby Dr  
CARRARA QLD 4211

9 Murchison Street, PACIFIC PINES QLD 4211  
Lot 771 SP145034  
(Payments received after 4 July 2025 may not be included on this notice)

|                                                                                    |                                        |            |
|------------------------------------------------------------------------------------|----------------------------------------|------------|
| State Government and associated charges                                            | (see rate assessment page for details) | \$126.80   |
| Council rates and charges                                                          | (see rate assessment page for details) | \$1,084.27 |
| Less 10% Council discount on GENERAL RATE if full payment received by the due date |                                        | \$64.90CR  |
| Amount payable if paid by: 21 August 2025                                          |                                        | \$1,146.17 |

To view your rating category statement and other rate notice inserts online,  
visit [cityofgoldcoast.com.au/inserts](http://cityofgoldcoast.com.au/inserts)

To make a **voluntary** contribution towards the acquisition and enhancement  
of the City's koala habitat, please use the BPAY® details on the reverse.

From 1 January 2026, a \$2.50 fee applies to mailed rates and water notices. Council Pensioner  
rebate holders are exempt. We encourage you to switch to My Account for electronic notices to  
support environmental sustainability.

CITY OF  
GOLDCOAST™

In Person / Mail Payment Advice  
Name: Y M Gorski and M J Gorski  
Ref: 2 2604104 4

\*419 226041044 Credit

Supported by the  
Commonwealth Bank  
Commonwealth Bank of Australia  
ABN 48 123 123 124

Total Amount Payable  
If paid by: 21 August 2025

\$1,146.17

Biller Code: 575217  
Ref: 2 2604104 4

Total Amount Payable  
If paid after: 21 August 2025

\$1,211.07

Post  
Billpay

Date  
/ /

Cash

Cheques (see reverse)

Teller stamp  
and initials

No. of  
Cheques

For Credit  
Gold Coast City Council

|           |         |                        |
|-----------|---------|------------------------|
| Tran Code | User ID | Customer Reference No. |
| 831       | 066684  | 000002260410442        |

\$

In accordance with the *Local Government Act 2009*, *Local Government Regulation 2012* and Council of the City of Gold Coast's (Council) adopted budget resolutions, all rates and charges are due and payable within 31 days of the issue of the rate notice on which the rates or charges are levied. Any overdue amounts will attract penalty interest at the appropriate rate until either full payment (including the interest) is made or a satisfactory payment arrangement is approved by Council.

How to pay your rates



**Pay using BPAY®**

**Billers Code:** 575217

**Ref:** Use Notice Number

**Telephone & Internet Banking – BPAY®**

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

*No surcharge by the City applies when using a credit card to pay by BPAY®.*

**BPAY View®:** view and pay this notice using internet banking.

**BPAY View Registration No:** use the **Notice Number** located at the top left of page 1.

**www.bpay.com.au**

® Registered to BPAY Pty Ltd ABN 69 079 137 518

 **Pay by phone**

Call us on **1300 886 731** (or from outside Australia call **+61 7 5667 5995**) anytime to pay with MasterCard or Visa.

*Payments by credit card will incur a surcharge. See BPAY® option to avoid surcharge.*

**Payment Reference Number:** use the **Notice Number** over the page.



**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. See BPAY® option to avoid surcharge.*

**Payment Reference Number:** use the **Notice Number** over the page.



**BPOINT in person**

Pay at any Commonwealth Bank branch with cash, cheque or money order.



**Post Billpay in person**

Pay at any Australia Post office and present the entire notice when making payment. Payment by cash, cheque or debit card only.

*Payments will incur a transaction fee. See BPAY® option to avoid a City transaction fee.*



**Customer Service Centre in person**

Payment options include:

Debit Card – *surcharge free*

MasterCard or Visa – *surcharge applies*

**Cash is not accepted.**

For locations and opening hours visit **cityofgoldcoast.com.au/contactus**

Manage and pay your rates with My Account

View, manage and make payments. Set up a payment plan or a direct debit. Register at **cityofgoldcoast.com.au/myaccount** for secure and convenient access to manage your rates and water accounts anytime.

How to contact us



**cityofgoldcoast.com.au/rates**



**07 5667 5995** or **1300 366 659**

Monday to Friday 7am – 6pm

(or from outside Australia call **+61 7 5667 5995**)



City of Gold Coast

PO Box 5042 GOLD COAST MC QLD 9726

Voluntary koala contribution

NOTE: This BPAY® number is for voluntary contributions to the acquisition and enhancement of the City's koala habitat only.



**Billers Code:** 37424

**Ref:** Use Notice Number

**NOT TO BE USED FOR RATE PAYMENTS**

**Telephone and Internet Banking – BPAY®**

Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: **www.bpay.com.au**

Details of cheque(s) etc, customer to complete.

| Drawer | Bank or BSB | Branch | Amount |
|--------|-------------|--------|--------|
|        |             |        | \$     |
|        |             |        | \$     |
|        |             |        | \$     |

Proceeds of cheques, etc. will not be available until cleared.

CHARGES CONSOLIDATED ON RATE NOTICE

9 Murchison Street, PACIFIC PINES QLD 4211  
Lot 771 SP145034

DETAILS OF STATE GOVERNMENT AND ASSOCIATED CHARGES

|                                                         |          |
|---------------------------------------------------------|----------|
| VOLUNTEER FIRE BRIGADE                                  |          |
| Volunteer Fire Brigade Separate Charge                  | \$1.00   |
| EMERGENCY MANAGEMENT                                    |          |
| SINGLE UNIT RESIDENCE 1 @ \$125.80                      | \$125.80 |
| <b>TOTAL OF STATE GOVERNMENT AND ASSOCIATED CHARGES</b> |          |
| <b><u>\$126.80</u></b>                                  |          |

DETAILS OF COUNCIL RATES AND CHARGES

|                                                                                   |          |
|-----------------------------------------------------------------------------------|----------|
| WASTE MANAGEMENT                                                                  |          |
| Green Organics Charge                                                             | \$40.38  |
| PART A - Waste Management Utility Charge (General)                                | \$222.00 |
| PART B - Waste Management Utility Charge (State Waste Levy Cost Component)*       | \$0.00   |
| RECYCLING                                                                         |          |
| Recycling Utility Charge                                                          | \$6.00   |
| RECREATIONAL SPACE                                                                |          |
| Recreational Space Separate Charge                                                | \$15.44  |
| OPEN SPACE INCLUDING KOALA HABITAT                                                |          |
| Open Space including Koala Habitat, Maintenance and Enhancement Separate Charge   | \$31.50  |
| GENERAL RATE                                                                      |          |
| CATEGORY 1A - Residential 1 \$371,666 AV @ \$0.001258835 (minimum amount applied) | \$648.95 |
| DISASTER RESPONSE AND RECOVERY                                                    |          |
| Disaster Response and Recovery Separate Charge                                    | \$5.00   |
| CITY TRANSPORT                                                                    |          |
| City Transport Improvement Separate Charge                                        | \$115.00 |
| <b>TOTAL OF COUNCIL RATES AND CHARGES</b>                                         |          |
| <b><u>\$1,084.27</u></b>                                                          |          |

\* Council, as the operator of a levyable waste disposal site, is liable to pay a monthly waste levy to the State under the *Waste Reduction and Recycling Act 2011*. For the financial year 2025/2026, the State has paid Council, as a local government affected by the waste levy, an annual payment in the amount of \$20,820,144, in one instalment on 24th June 2022. The purpose of the payment is to mitigate any direct impacts of the waste levy on households in Council's local government area. This payment will be used by Council for that purpose which, in conjunction with Council waste diversion and recycling initiatives, results in your waste management Part B charge as seen above of \$0.00.

**View and pay your rates online with My Account.**

Register today.

**[cityofgoldcoast.com.au/myaccount](https://cityofgoldcoast.com.au/myaccount)**

# Rate information

Your City of Gold Coast (City) rates are payable every six months, usually in August and February. The standard charges you are likely to see on the rate notice are:



## Volunteer Fire Brigade

The Volunteer Fire Brigade Charge helps subsidise the operational expenses of rural fire brigades; supplementing the Emergency Management Levy.



## Emergency Management Levy

We collect the State Emergency Management Levy on behalf of Queensland Fire and Emergency Services. The levy is used to fund our emergency services. The amount of the levy depends on the classification of your property. [qfes.qld.gov.au](http://qfes.qld.gov.au)



## General Rate

The City is required by law to levy a General Rate or Differential General Rate on every rateable property each financial year. The General Rate raises the revenue needed to run the city and pay for infrastructure and a range of services and activities. Just some of these include lifeguards, waterways, animal management and economic development initiatives. The value of your property, determined by the State Government, is the basis for calculating the General Rate. To smooth out increases in the General Rate caused by unexpected spikes in property values in any given year, the City uses an averaged value over three years. A minimum General Rate applies if the value of a property is below a determined threshold.



## Waste Management Service

The Waste Management Utility Charge covers the cost of accessing Waste and Recycling Centres, in addition to the collection and disposal/processing of solid waste and recyclables from your property.



## Recycling Utility Charge

The Recycling Utility Charge is used to fund recycling initiatives, aimed at minimising waste to landfill. This includes infrastructure, land and services that aren't funded via the Waste Management Utility Charge. [cityofgoldcoast.com.au/waste](http://cityofgoldcoast.com.au/waste)



## Recreational Space

The Recreational Space Separate Charge assists the City to purchase areas of large open space, with an emphasis on land for sport and recreation.



## Open Space including Koala Habitat, Maintenance and Enhancement

Our city is one of Australia's most biodiverse. The Open Space including Koala Habitat, Maintenance and Enhancement Separate Charge supports activities contributing to the management and conservation of the city's natural areas, including opportunities for nature based recreation.



## City Transport Improvement

The City Transport Improvement Separate Charge funds Council cabs, bus stops, bicycle and pedestrian pathways, rapid transport, improvements to local roads, as well as expanded bus services across the city.



## Disaster Response and Recovery separate charge

Queensland faces frequent disasters; the City's Disaster Response & Recovery Charge supports recovery, preparedness, and building community resilience amid increasing natural hazards.



## Discount on rates

The City offers a discount for paying your rates on time. The discount amount and the discount date appear on the rate notice. To receive the discount, the amount payable stated on the rate notice must be paid in full by the due date.



## Pensioner Rate Concessions

If you receive a pension, you may be entitled to receive rate concessions. To be eligible, you must hold a Queensland Pensioner Concession Card or a Department of Veterans' Affairs Gold Card. Other conditions apply. Contact us and have your pension card/s and pension amount/s ready.



## Change of address

If you have recently changed your postal address, please contact us to ensure your details are updated. If you have moved house and you currently receive a pensioner rate concession, you will need to re-apply. To change your address details and/or contact details visit [cityofgoldcoast.com.au/changeyouraddress](http://cityofgoldcoast.com.au/changeyouraddress)



## City Budget

Full details of the current City Budget: [cityofgoldcoast.com.au/annualplan](http://cityofgoldcoast.com.au/annualplan)



## Paper rates and water notices fee

From 1 January 2026, a charge of \$2.50 applies to each rates notice and water notice issued by mail. The fee reflects the costs we incur producing and delivering a paper notice. Sign up for My Account to receive your notices by email. Visit [cityofgoldcoast.com.au/myaccount](http://cityofgoldcoast.com.au/myaccount)

## Frequently asked questions

### What if I can't pay my bill on time?

You can apply for more time to pay with no interest by entering into an approved payment plan for rates and water bills. Visit [cityofgoldcoast.com.au/rates](http://cityofgoldcoast.com.au/rates)

### I paid my solicitor to take care of my house sale, why do I have a property transfer fee on my rate notice?

The charging of a property transfer fee is to recoup the known costs associated with accepting, recording and storage of change of ownership advice.

### I just purchased this property; why do I have to pay full rates?

Most likely, your solicitor has allowed for the rates in your settlement. Please check your settlement statement, or contact your solicitor and/or agent for confirmation.

### Can someone else enquire on my behalf or update my account?

Yes, you can add an authorised person to your account. If the property is owned by individual/s call us on **07 5667 5995**. If the property is owned by company or trust please complete the form at [cityofgoldcoast.com.au/authagent](http://cityofgoldcoast.com.au/authagent)

### What does my rating category mean?

Your property's rating category (stated on your rate notice) will influence the amount of general rate you will pay. Factors such as the use (including whether a property is a principal place of residence or rental), size of the land, and the nature of any improvements on the land determine which rating category applies. You can view descriptions of the rating categories at [cityofgoldcoast.com.au/inserts](http://cityofgoldcoast.com.au/inserts)

### What is the Waste Levy?

Introduced on 1 July 2019 by the Queensland State Government, the Waste Levy is a weight based charge payable on all waste disposed to a leviable landfill site in Queensland. It aims to reduce the amount of waste going to landfill and maximise the diversion of recoverable items for reuse, repurposing and recycling. To mitigate the impact on residential households, the State Government has committed to a payment to Council to offset the direct costs of the Waste Levy liability incurred on the disposal of household waste. For the 2025-26 financial year, residential customers will notice a zero amount for Part B of the Waste Management Utility Charge, see overleaf. Visit [cityofgoldcoast.com.au/waste](http://cityofgoldcoast.com.au/waste)

### What is the Green Organics Charge?

Green organics bins are now a part of standard residential kerbside collection services for eligible properties. The service charge is payable for owner-occupied and tenanted properties. Visit [cityofgoldcoast.com.au/greenorganicsbin](http://cityofgoldcoast.com.au/greenorganicsbin)

CITY OF  
**GOLDCOAST™** Water and Sewerage Rate Notice

|                    |                         |
|--------------------|-------------------------|
| Notice Number      | Date of issue           |
| <b>8 1663612 7</b> | <b>8 September 2025</b> |

  
165073/X04/006421 D-041  
M J GORSKI AND Y M GORSKI  
29 DUNSBY DR  
CARRARA QLD 4211

[Cityofgoldcoast.com.au/water](http://Cityofgoldcoast.com.au/water)  
(07) 5667 5995 or 1300 366 659

**Current Billing Period:**  
30 May 2025 to 21 August 2025  
**Amount due:**  
**\$339.02**  
*(see back for payment options)*  
**Due date for payment:**  
*(interest penalty applies after due date)*  
**9 October 2025**

**To make payment**  
[Cityofgoldcoast.com.au/rates](http://Cityofgoldcoast.com.au/rates)

165073/X04/006421  
1/3  
\*L006421\*

29 DUNSBY DRIVE, CARRARA  
L 16 RP208042  
**(Payments received after 31 August 2025 may not be included in this notice)**

|                                                                        |                                       |                 |
|------------------------------------------------------------------------|---------------------------------------|-----------------|
| <b>Water and sewerage charges</b><br>(Includes State Bulk Water Price) | <i>(see account page for details)</i> | <b>\$339.02</b> |
| <b>Amount payable if paid by: 9 October 2025</b>                       |                                       | <b>\$339.02</b> |

My Account is the secure and convenient way to manage your City services online. Sign up for My Account to check your rates and water notices, view your account balances online, and change your contact details and address. Also, to make it easier to manage your payments, eligible property owners can apply for extra time to pay rates and water bills. For more information visit [Cityofgoldcoast.com.au/myaccount](http://Cityofgoldcoast.com.au/myaccount)

CITY OF  
**GOLDCOAST™**



Supported by the  
**Commonwealth Bank**  
Commonwealth Bank of Australia  
ABN 48 123 123 124

**Total amount payable**  
**Due by: 9 October 2025**

**\$339.02**

For Credit  
**Gold Coast City Council**

|           |         |                        |
|-----------|---------|------------------------|
| Tran Code | User ID | Customer Reference No. |
| 831       | 066684  | 000008166361274        |

**In Person / Mail Payment Advice**  
Name: M J GORSKI AND Y M GORSKI  
Ref: 8 1663612 7



**Billers Code: 868745**  
**Ref: 8 1663612 7**



**Post Billpay**

Teller stamp and initials

No. of Cheques

Date

Cash

Cheques (see reverse)

**\$**

**+ 7 5 7 +**

# About your water and sewerage charges

## The standard charges explained:

### Sewerage access charge

This charge is in arrears. It is for ongoing connection and/or access to the City's sewerage transportation and treatment system.

### Sewage volume charge (multi-unit residential and non-residential property only)

A volumetric charge per kilolitre of sewage deemed to have been discharged from the property into the City's sewerage transportation and treatment system.

### Water access charge

This charge is in arrears. It is for ongoing connection and/or access to the City's water distribution system.

### Water usage charge

Water usage, as measured by your water meter, is charged per kilolitre (1000 litres). Water usage is divided into retail water and bulk water charges. If access to read your water meter was not available, water usage may have been estimated for this account based on previous use. This will be indicated on your account.

### Non-drinking water usage charge (select Pimpama-Coomera customers only)

This is a charge applicable to select Pimpama-Coomera customers only or non-drinking water usage, as measured by your purple non-drinking water meter and charged per kilolitre (1000 litres).

Visit [cityofgoldcoast.com.au/nondrinkingwater](http://cityofgoldcoast.com.au/nondrinkingwater) for further information.

Visit [cityofgoldcoast.com.au/mywaterbill](http://cityofgoldcoast.com.au/mywaterbill) to understand more about your water bill.

# How to read your water meter

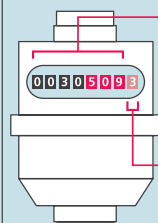
Your water meter is normally located at the front of your property.

**Black numbers represent kilolitres and are used for billing.**

**The red numbers on your water meter represent litres.**

To calculate your daily water use, please follow the instructions below.

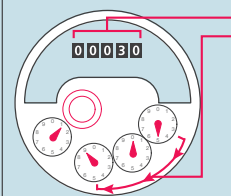
## Numbers only meter



1. Day one, record all numbers that you see here. Note the time of day.
2. Day two, repeat step 1. Conduct this reading at the same time as you did the reading on day one.
3. Subtract the numbers recorded on day one from day two. This is your household's daily water usage.

**Please note, if there are four red digits on the water meter, the last digit (on the far right) is a tenth of a litre. In these instances, do not record the last red digit.**

## Numbers and clock meter



1. Day one, record all numbers that you see here. Secondly, record numbers found here. Record the first three red dial numbers in a clockwise direction, that is, right to left. Note the time of day. **Both steps should provide you with a number similar to the diagram example 00030509.**
2. Day two, repeat step one. Conduct this reading at the same time as you did the reading on day one.
3. Subtract the numbers recorded on day one from day two. This is your household's daily water usage.

**Day one:** Record numbers from your water meter as per instructions above.

L

**Day two:** At the same time as day one, record numbers from your water meter as per instructions above.

L

Subtract the number found on day one from the number found on day two.

**This is your household's daily water usage.**

L

165073/X04/006421

Details of cheque(s) etc, customer to complete.  
Drawer

Bank or BSB

Branch

Amount

\$

\$

\$

Proceeds of cheques, etc. will not be available until cleared.

Account for:  
29 DUNSBY DRIVE, CARRARA  
L 16 RP208042

LOCAL GOVERNMENT DISTRIBUTION AND RETAIL PRICE

|                                                                             |  |          |
|-----------------------------------------------------------------------------|--|----------|
| SEWERAGE ACCESS CHARGES                                                     |  |          |
| 32 days charged at \$2.0255 per day<br>(billing period 30/5/25 to 30/6/25)  |  | \$64.81  |
| 52 days charged at \$2.1452 per day<br>(billing period 1/7/25 to 21/8/25)   |  | \$111.55 |
| WATER ACCESS CHARGES                                                        |  |          |
| 32 days charged at \$0.7945 per day<br>(billing period 30/5/25 to 30/6/25)  |  | \$25.42  |
| 52 days charged at \$0.8410 per day<br>(billing period 1/7/25 to 21/8/25)   |  | \$43.73  |
| WATER USAGE CHARGES                                                         |  |          |
| 7 kilolitres charged at \$1.380 per kL<br>(usage period 30/5/25 to 30/6/25) |  | \$9.66   |
| 12 kilolitres charged at \$1.463 per kL<br>(usage period 1/7/25 to 21/8/25) |  | \$17.55  |

STATE BULK WATER PRICE

|                                                                             |  |         |
|-----------------------------------------------------------------------------|--|---------|
| WATER USAGE CHARGES                                                         |  |         |
| 7 kilolitres charged at \$3.444 per kL<br>(usage period 30/5/25 to 30/6/25) |  | \$24.10 |
| 12 kilolitres charged at \$3.517 per kL<br>(usage period 1/7/25 to 21/8/25) |  | \$42.20 |

|                                           |                        |
|-------------------------------------------|------------------------|
| TOTAL CHARGES INCLUDED IN THE RATE NOTICE | <b><u>\$339.02</u></b> |
|-------------------------------------------|------------------------|

WATER METER READINGS

| Meter Number | Current Read Date | Current Reading | Previous Read Date | Previous Reading | #Days Charged | Cons (kl) |
|--------------|-------------------|-----------------|--------------------|------------------|---------------|-----------|
| 21W084738    | 21 Aug 25         | 638             | 29 May 25          | 619              | 84            | 19        |
| TOTAL(kL)    |                   |                 |                    |                  |               | 19        |

In accordance with the *Local Government Act 2009, Local Government Regulation 2012, South East Queensland Water (Distribution and Retail Restructuring) Act 2009, Water and Wastewater Services Code for small customers in South East Queensland* and Council of the City of Gold Coast's (Council) adopted budget resolutions, all water and sewerage charges are due and payable within 31 days of the issue of the water and sewerage rate notice on which the charges are levied. Any overdue amounts will attract penalty interest at the appropriate rate until either full payment (including the interest) is made or a satisfactory payment arrangement is approved by Council.

How to pay your water bill



**Pay using BPAY®**

**Biller Code:** 868745

**Ref:** Use Notice Number

**Telephone & Internet Banking – BPAY®**

Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: [www.bpay.com.au](http://www.bpay.com.au)

*No surcharge by the City applies when using a credit card to pay by BPAY®.*

**BPAY View®:** view and pay this notice using internet banking.  
**BPAY View® Registration No:** use the **Notice Number** over the page.

® Registered to BPAY Pty Ltd ABN 69 079 137 518

**Pay by phone**

Call us on 1300 886 731 (or from outside Australia call +61 7 5667 5995) anytime to pay with MasterCard or Visa.  
*Payments by credit card will incur a surcharge. See BPAY® option to avoid surcharge.*

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**In person at Commonwealth Bank**

Pay at any Commonwealth Bank branch with cash, cheque or money order.



**Post Billpay in person**

Pay at any Australia Post office and present the entire notice when making payment. Payment by cash, cheque or debit card only. Payments will incur a transaction fee. See **BPAY®** option to avoid a City transaction fee.



**In person at Customer Service Centre**

Payment options include:  
Debit card – *surcharge free*  
MasterCard or Visa – *surcharge applies*

**Cash is not accepted.**

For locations and opening hours please visit [cityofgoldcoast.com.au/contactus](http://cityofgoldcoast.com.au/contactus)

How to contact us



[cityofgoldcoast.com.au/mywaterbill](http://cityofgoldcoast.com.au/mywaterbill)



**07 5667 5995** or **1300 366 659**

Monday to Friday 7am – 6pm  
(or from outside Australia call **+61 7 5667 5995**)

24 hour line to report water breaks and faults **1800 637 000**



City of Gold Coast  
PO Box 5042 GOLD COAST MC QLD 9726



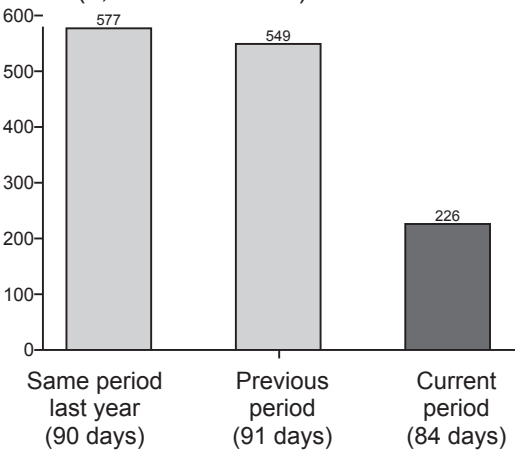
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Account for:  
29 DUNSBY DRIVE, CARRARA  
L 16 RP208042

Average Daily Usage (Litres)  
(1,000 Litres = 1kL)



Your average daily water usage= 226 litres (or, 0.226 kl)  
Your total average daily cost= \$4.03

The city's average daily residential water usage= 478 litres (or 0.478 kl) per property.

The property's water usage may be influenced by a number of factors including number of occupants, property type, property size and own water use behaviours. If you're concerned about your usage, visit [Cityofgoldcoast.com.au/water](http://Cityofgoldcoast.com.au/water) for instructions on how to check for concealed leaks.

We recommend regularly reading your water meter to detect any unusual variation in consumption between readings.



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