

430

CITY OF
GOLDCOAST™ Water and Sewerage Rate Notice

Gold Coast City Council

ABN 84 858 548 460

Page 1

cityofgoldcoast.com.au/water
(07) 5667 5801 or 1300 000 928

Notice number
8 3098230 6

Date of issue
9 July 2018

P J TAYLOR AND A M TAYLOR
UNIT 1 / 8 NAGEL AVENUE
MIAMI QLD 4220

Current rating period:

1 July 2018 to 30 September 2018

\$313.33

(see back for payment options)

Due date for payment:

9 August 2018

(interest penalty applies after due date)

To make payment

cityofgoldcoast.com.au/rates

UNIT 104, 6 WATERFRONT PLACE, ROBINA

L 504 SP188968

(Payments received after 19 June 2018 may not be included in this notice)

Water and sewerage charges (see account page for details)

\$313.33

(INCLUDES STATE BULK WATER PRICE)

Amount payable if paid by: 9 AUGUST 2018

\$313.33

To pay your water notice online, view your account balance or request a payment arrangement visit cityofgoldcoast.com.au/rates

We invite you to have your say on important decisions by visiting gchaveyoursay.com.au and help shape the future of our city.

PAID BY
14/7/18 SUPER CHEQUE
\$313.33

CITY OF
GOLDCOAST™

In Person / Mail Payment Advice

Name: P J TAYLOR AND A M TAYLOR
Ref: 8 3098230 6

*419 830982306

Credit



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



Billers Code: 868745
Ref: 8 3098230 6



**Post
Billpay**

Date

Cash

Teller stamp
and initials

No. of
Cheques

Cheques (see reverse)

Total amount payable
Due by: **9 August 2018**

\$313.33

For Credit

Gold Coast City Council

Tran Code

User ID

Customer Reference No.

831

066684

000008309823065

\$

+757+

cityofgoldcoast.com.au/rates
(07) 5667 5995 or 1300 366 659Notice number
2 3098230 8Date of issue
14 January 2019P J Taylor and A M Taylor
Unit 1 / 8 Nagel Avenue
MIAMI QLD 4220Current rating period:
1 January 2019 to 30 June 2019**\$1,747.49**

(see back for payment options)

Due date for payment:
14 February 2019Total amount payable after due date:
\$1,854.44

(interest penalty applies after due date)

UNIT 104, 6 Waterfront Place, ROBINA QLD 4226

Lot 504 SP188968

(Payments received after 28 December 2018 may not be included in this notice)

State Government and associated charges (see rate assessment page for details) **\$531.00**Council rates and charges (see rate assessment page for details) **\$1,323.44**Less 10% Council discount on GENERAL RATE if full payment received by the due date **\$106.95CR****Amount payable if paid by: 14 February 2019 \$1,747.49**To view or pay your rate notice online, view your account balance or request a payment arrangement,
visit cityofgoldcoast/myaccountTo view your rating category statement and other rate notice inserts online,
visit cityofgoldcoast/insertsTo make a **voluntary** contribution towards the acquisition and enhancement
of the City's koala habitat, please use the BPAY® details on the reverse.Paid BPay
16/1/19 SUPER COOL AEL
\$1747.49**In Person / Mail Payment Advice**Name: P J Taylor and A M Taylor
Ref: 2 3098230 8

*419 230982308

CreditSupported by the
Commonwealth Bank
Commonwealth Bank of Australia
ABN 48 123 123 124Biller Code: 575217
Ref: 2 3098230 8Post
Billpay

Date

/ /

Cash

No. of
Cheques

Cheques (see reverse)

Total Amount Payable
If paid by: 14 February 2019**\$1,747.49**Total Amount Payable
If paid after: 14 February 2019**\$1,854.44**Teller stamp
and initialsFor Credit
Gold Coast City Council

Tran Code

User ID

Customer Reference No.

831

066684

000002309823084

\$

+757+

GOLD COAST™ Water and Sewerage Rate Notice

cityofgoldcoast.com.au/water
(07) 5667 5801 or 1300 000 928

Notice number
8 3098230 6

Date of issue
2 October 2018

P J TAYLOR AND A M TAYLOR
UNIT 1 / 8 NAGEL AVENUE
MIAMI QLD 4220

Current rating period:
1 October 2018 to 31 December 2018

\$314.58

(see back for payment options)

Due date for payment:
2 November 2018

(interest penalty applies after due date)

To make payment
cityofgoldcoast.com.au/rates

UNIT 104, 6 WATERFRONT PLACE, ROBINA
L 504 SP188968

(Payments received after 18 September 2018 may not be included in this notice)

Water and sewerage charges (see account page for details)
(INCLUDES STATE BULK WATER PRICE)

\$314.58

Amount payable if paid by: **2 NOVEMBER 2018**

\$314.58

To pay your water notice online, view your account balance or request a payment arrangement visit
cityofgoldcoast.com.au/rates

We invite you to have your say on important decisions by visiting gchaveyoursay.com.au and help shape the future of our city.

31/10/18 - SHANE TO TRANSFER
OWNERSHIP TO APACS Pty LTD
ATF TAYLOR FAMILY SUPER FUNDS

PAID Bill
6/10/18 SUPER CREDIT ACC
\$314.58

GOLD COAST™**In Person / Mail Payment Advice**

Name: P J TAYLOR AND A M TAYLOR
Ref: 8 3098230 6

*419 830982306

Credit



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



Billers Code: 868745
Ref: 8 3098230 6



Post Billpay

Date

Cash

Teller stamp
and initials

No. of
Cheques

Cheques (see reverse)

Total amount payable
Due by: **2 November 2018**

\$314.58

For Credit
Gold Coast City Council

Tran Code

User ID

Customer Reference No.

831

066684

000008309823065

\$

Eastside CTS 37743

□ C/- Ernst Body Corporate Management Pty
Ltd A.B.N.87 010 209 784
P.O. Box 10374
SOUTHPORT QLD 4215
Email: levies@ebcm.com.au

□ GOLD COAST OFFICE:
71 Davenport Street,
SOUTHPORT QLD 4215
Levies Phone: (07) 5519 2991
Fax: (07) 5519 2910

TAX INVOICE
ABN 81 545 083 867

Body Corporate and Community Management Act 1997

NOTICE OF CONTRIBUTIONS

Taylor Family Superannuation
Fund
Unit 1 / 8 Nagel Ave
MIAMI QLD 4220

*PAID BPay
6/10/18 SUPER CTS
ACE
\$3,428.69*

Date of Notice	20 September 2018		
A/c No	16		
Lot No	504	Unit No	104
Contrib Ent.	239		
Interest Ent.	239		

Account	Period	Due Date	Amount	Discount	If received by*	Net Amount
Administrative Fund	01/11/18 to 28/02/19	01/11/18	2,497.55	0.00		2,497.55
Sinking Fund	01/11/18 to 28/02/19	01/11/18	528.19	0.00		528.19
Insurance	01/11/18 to 28/02/19	01/11/18	247.60	0.00		247.60
Insurance	Insurance Prem. Adjustment	01/11/18	155.35	0.00		155.35
Totals	(Levies include GST)		3,428.69	0.00		\$3,428.69

Taxable Supply is \$3,116.99 and GST is \$ 311.70

Interest at the rate of 30.00% per annum (2.50% per month) is payable on overdue Levies.

Please make your payment in accordance with the attached slip

Please make cheques payable to: StrataPay plus your StrataPay Reference Number

Teller stamp and initials	Sign up to receive your levy notice(s) /correspondence via email by visiting https://ebcm.com.au/electronic-communication-consent	Amount Paid
		\$
		Date Paid
		/ /

*received by" means received by the body corporate bank or by the body corporate manager. Payments made to an agent are not received by the body corporate until transferred to the body corporate bank account or to the body corporate manager

Payment Options

Tel: 1300 552 311
Ref: 1355 5801 5

Telephone: Call this number to pay by credit card using a land line or mobile phone. International: +613 8648 0158



www.stratamax.com.au
Ref: 1355 5801 5

Internet: Visit this website to make a secure credit card payment over the internet.



Tel: 1300 552 311
Ref: 1355 5801 5

Direct Debit: Make auto payments directly from your nominated bank account or credit card.
Go to www.stratapay.com/ddr to register.



Biller Code: 74625
Ref: 1355 5801 5

BPay: Contact your participating financial institution to make a payment from your cheque or savings account using BPay.



Billpay Code: 9216
Ref No: 1355 5801 521

In Person: Present this bill at any Post Office to make cash, cheque or debit card payments.



Make cheque payable to:
StrataPay 1355 5801 5

Mail: Send cheque with this slip by mail to: **StrataPay, Locked Bag 9 GCMC, Bundall Qld 9726 Australia**



BSB: 067-970
Account No: 1355 5801 5
(Applies to this bill only)

Internet Banking - EFT: Use this BSB and Account Number to pay directly from your bank account in Australian Dollars (AUD).
Account Name: StrataPay Bank: CBA, Sydney, Australia.

VISA



STRATAPAY

StrataPay Reference

1355 5801 5

Amount

\$3,428.69

Due Date

01 Nov 18

Ernst Body Corporate Mgt P/L
37743/02100016 Lot 504/104

Taylor Family Superannuation
Fund
Unit 1 / 8 Nagel Ave
MIAMI QLD 4220



*71 216 135558015 21

There are 3 corrections required to the transaction listing

1. 5/10/18 Bell Place supplies \$1399.31 - there is GST on this this (\$127.21), to be included. Body Corp fee
2. 6/10/18 \$314.58 - this is for Robina (not Bell Place). No GST, which is correct. GCCC water.
3. 6/10/18 \$488.26 - this is for Bell Place (not Robina). No GST, which is correct. GCCC water.

I may or may not have told you but ANZ are not renewing their lease at Robina, ending 31 January 2019. We debated what to do and decided to try and re-lease it through Ray White Commercial Surfers Paradise. Unfortunately with little success. The rental market is bad especially for office space in the Robina area. Ultimately we were offered a price for someone to buy us out which includes the other 2 suites rented by ANZ. We are happy with the price, especially considering the market. Settlement is on 31 January, same as last day of ANZ lease. By the way, you'll know the person who's buying it.....it's a small world!

Also, there is a bonus! We have negotiated with ANZ for a "make good" payout of \$50K (\$55K with GST) which we have already received on 3 Jan. And we don't have to do the "make good" as the new owner wants it as is.

Details of those transactions you listed, see below.

Thanks again,
Paul.

On Mon, 7 Jan 2019 at 15:42, Adrian De Vito - CPA <adrian@clearaccounting.net.au> wrote:

Hi Paul,

Please review that we have allocated income and expenses against the correct property and then we can finalise BAS.

Below are some transactions which we were not sure what they relate to:

17/10/2018	\$1,729.20	Transfer to other Eastside Advert	Ray White online advertisement fees, includes GST
28/10/2018	\$110.00	Transfer to other Eastside Advert	additional Ray White online advertisement fees, includes GST

GOLDCOAST™ Water and Sewerage Rate Notice

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(07) 5667 5801 or 1300 000 928

Notice number
8 3098230 6

Date of issue
2 January 2019

P J TAYLOR AND A M TAYLOR
UNIT 1 / 8 NAGEL AVENUE
MIAMI QLD 4220

Current rating period:

1 January 2019 to 31 March 2019

\$313.23

(see back for payment options)

Due date for payment:

4 February 2019

(interest penalty applies after due date)

To make payment

cityofgoldcoast.com.au/rates

UNIT 104, 6 WATERFRONT PLACE, ROBINA

L 504 SP188968

(Payments received after 11 December 2018 may not be included in this notice)

Water and sewerage charges (see account page for details)

\$313.23

(INCLUDES STATE BULK WATER PRICE)

Amount payable if paid by: 4 FEBRUARY 2019

\$313.23

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We invite you to have your say on important decisions by visiting gchaveyoursay.com.au and help shape the future of our city.

*Apas Bley
4/1/19 SM SF CHA Fee
\$313-23*

CITY OF
GOLDCOAST™

In Person / Mail Payment Advice

Name: P J TAYLOR AND A M TAYLOR
Ref: 8 3098230 6

*419 830982306

Credit



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



Billers Code: 868745
Ref: 8 3098230 6



**Post
Billpay**

Date

/ /

Cash

Teller stamp
and initials

No. of
Cheques

Cheques (see reverse)

Total amount payable
Due by: **4 February 2019**

\$313.23

For Credit
Gold Coast City Council

Tran Code

User ID

Customer Reference No.

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000008309823065

\$

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+757+

cityofgoldcoast.com.au/rates
(07) 5667 5995 or 1300 366 659Notice number
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Lot 504 SP188968

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16/1/19 SUPER COOL A/C
\$1747.49Name: P J Taylor and A M Taylor
Ref: 2 3098230 8Supported by the
Commonwealth Bank
Commonwealth Bank of Australia
ABN 48 123 123 124Biller Code: 575217
Ref: 2 3098230 8**Post
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/ /

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Total Amount Payable
If paid by: **14 February 2019****\$1,747.49**Total Amount Payable
If paid after: **14 February 2019****\$1,854.44**For Credit
Gold Coast City Council

Tran Code

User ID

Customer Reference No.

831**066684****000002309823084**

\$

SETTLEMENT STATEMENT

TAYLOR AS TRUSTEES SALE TO BEVELES INVESTMENTS AND SERVICES PTY LTD
104/232 Robina Town Centre Drive, Robina

as at Thursday, 31 January 2019

Purchase Price	\$ 580,000.00
	<u>\$ 580,000.00</u>

Less Deposit	\$ 50,000.00
	<u>\$ 530,000.00</u>

Plus Gold Coast City Council Rates	
as paid 01/01/19 to 30/06/19	
\$1,747.49 x 150 ÷ 181	\$ 1,448.20
	<u>\$ 531,448.20</u>

Less Gold Coast City Council water consumption expected	
28/11/18 to 31/01/19 = 64 days	
30/08/2018 3864 lot entitlement 239 of 9797	
28/11/2018 4251 90 days daily usage = 0.104899 kL	
0.1048995 x 64 x \$4.00	\$ 26.85
	<u>\$ 531,421.35</u>

Less wastewater expected	
Discharge Factor For Business Type	0.9
Daily Allowance	16.3556 kL
Water Consumption 0.104899 x 64	7 kL
Calculated Wastewater Discharge	6 kL
Less Allowance	
Billable Wastewater discharged to	
-1041 x \$4.45	
	<u>\$ 531,421.35</u>

Plus Gold Coast City Council Water/Sewer Access	
as paid 01/01/19 to 31/03/19	
\$275.47 x 59 ÷ 90	\$ 180.59
	<u>\$ 531,601.94</u>

Plus Body Corporate Levies	
as paid 01/11/18 to 28/02/19	
\$3,428.69 x 28 ÷ 120	\$ 800.03
	<u>\$ 532,401.97</u>

Less mortgage release fee	\$ 187.00
	<u>\$ 532,214.97</u>

PTO