

Process & Timing

What is the EOI process and timeline?

The formal EOI will open on VendorPanel on 24 August 2026 and close at 4pm on 16 October 2026.

What happens after the EOI closes?

Following the closing date, submissions will be reviewed by Council against the published evaluation criteria. Council may seek clarification from proponents, undertake further due diligence, or request additional information where required.

Council will then determine the most appropriate next steps, which may include progressing selected proponents to a further stage.

Will shortlisted proponents be invited to a further stage?

Potentially. Following evaluation of submissions, Council may shortlist one or more proponents and invite them to participate in a subsequent stage, which may include participating in a tender process, negotiations, requests for additional information, or the submission of more detailed proposals. Council reserves the right to determine the most appropriate next steps following the EOI process, including whether to progress one or more proponents, undertake a further process, or not proceed with any proposal at all.

Use of the Land

What uses are permitted or preferred for the site?

Proponents should refer to the Information Memorandum and the Logan Planning Scheme for information regarding potential land uses ([Expressions of Interest - Two prominent development sites in Logan](#)). Council is seeking proposals that align with its Strategic Plan (refer Supporting Information documentation) and demonstrate economic, social and community value.

Are there any zoning, planning or development constraints?

Each site is subject to applicable planning, zoning and statutory requirements. Proponents are responsible for conducting their own investigations, including obtaining independent planning, development and technical advice where required, to determine the suitability of their proposed use.

Is Council seeking a lease, licence, sale, or another arrangement?

Council is open to a range of commercial structures. This may include land leases, licences, partnerships, joint ventures, development agreements or freehold purchase arrangements where proponents can demonstrate an appropriate balance between commercial return, community benefit and long-term sustainability outcomes.

Submission Requirements

What information must be included in my submission?

Submission requirements are detailed in the EOI Package, downloadable from VendorPanel once the EOI is released. Proponents should ensure their submission addresses all mandatory requirements and provides sufficient detail to each of the criteria and any other information requested.

Are there formatting or submission limits?

Any submission requirements, including formatting, document size limits and submission instructions, will be outlined in the EOI documentation. Proponents should ensure submissions comply with these requirements.

Can I submit multiple proposals?

Yes. Proponents may submit more than one proposal provided that each submission is clearly identified and capable of being assessed independently.

Commercial & Legal

What commercial terms are expected?

Council has not prescribed a preferred commercial model and will consider a range of commercial structures. Proposed commercial terms should be clearly articulated within submissions and demonstrate value for money, financial viability and alignment with Council's objectives.

Will Council enter into negotiations with one or multiple proponents?

Council reserves the right to enter into discussions or negotiations with one, some, none or all proponents at any stage of the process.

Are there any probity or conflict of interest requirements?

Yes. Proponents must disclose any actual, potential or perceived conflicts of interest as part of their submission and throughout the EOI process. Failure to disclose relevant conflicts may affect Council's consideration of a submission.

Site & Due Diligence

Will site inspections be available? How do I book one?

Any site inspection opportunities will be advertised on the Logan Office of Economic Development (LOED) website (loed.com.au). Proponents will be able to register their interest once the EOI is live.

What due diligence information is available?

Supporting information available to Council at the time of release is provided through the Information Memorandum, Savills Data Room and also at loed.com.au and associated technical documentation. Proponents are responsible for undertaking their own due diligence and obtaining any additional investigations, reports or expert advice they consider necessary.

Who is responsible for obtaining approvals?

The successful proponent will be responsible for obtaining any approvals, permits, licences or consents required for their proposed use or development unless otherwise agreed with Council.

Engagement & Communications

Who is the single point of contact for this EOI?

All enquiries must be directed through the online forum on VendorPanel.

Will responses to questions be shared with all proponents?

Yes. To ensure a fair and transparent process, Council will publish responses to all questions on the VendorPanel forum. Responses will be shared without identifying the source of the enquiry.

Are lobbyist or Councillor contact restrictions in place?

Yes. Proponents must not seek to influence the EOI process through direct contact with Councillors, Council staff or other stakeholders involved in the process. Failure to comply may result in exclusion from the EOI process.

Evaluation

How will submissions be evaluated?

Submissions will be assessed against the evaluation criteria published in the EOI documentation. Council will consider factors such as strategic alignment, commercial viability, deliverability, community benefit and the ability of the proposal to achieve desired outcomes for the site.

What are the evaluation criteria and weightings?

The evaluation criteria will be outlined in the EOI documentation.

Will proponents receive feedback?

Council may provide feedback to unsuccessful proponents following completion of the process. The extent of feedback provided will be at Council's discretion.

Risk & Conditions

Is Council bound to accept any submission?

No. Council is not bound to accept any submission or proceed with any proposal arising from the EOI process.

Can Council cancel or vary the process?

Yes. Council reserves the right to vary, suspend, terminate or cancel the EOI process at any time without liability.

What are the key risks proponents should consider?

Proponents should undertake their own assessment of risks associated with the site and their proposed use, including planning, market, commercial, environmental, infrastructure, servicing, development and approval-related matters.

Additional Questions

Are joint venture or consortium submissions allowed?

Yes. Joint venture, consortium and partnership proposals are welcome. Proponents should clearly identify all parties involved and describe the proposed governance and delivery arrangements.

Are there any local supplier or community benefit expectations?

Council encourages proposals that support positive economic, social and community outcomes for the City of Logan. Proponents should identify any local employment, economic development, community benefit or sustainability initiatives associated with their proposal.

How will confidentiality of submissions be managed?

Council will treat submissions on a commercial-in-confidence basis, subject to its legal obligations, including obligations relating to transparency, governance and access to information legislation. Proponents should clearly identify any information they consider commercially sensitive.
