

SOUTH BANK CORPORATION ACT

No. 37 of 1989

ANALYSIS OF CONTENTS

PART I—PRELIMINARY

1. Short title
2. Commencement
3. Repeals and Savings
4. Interpretation

PART II—THE CORPORATION

5. Establishment of Corporation
6. Corporation within shield of Crown
7. Constitution of Corporation
8. Deputies of members
9. Corporation Manager
10. Employment of staff and consultants

PART III—THE AREA OF THE CORPORATION

11. Corporation Area
12. Variation of Corporation Area
13. Vesting of public lands other than roads
14. Notification of vesting of land
15. Exemption from fees and charges

PART IV—OBJECTS, FUNCTIONS, POWERS AND DUTIES

16. Objects
17. Functions
18. Draft Development Plan
19. Public Exhibition of Plan
20. Approved Development Plan
21. Amendment of Approved Development Plan
22. Implementation of Approved Development Plan
23. Powers in relation to land
24. Closure of Roads
25. Subdivision and amalgamation of land
26. Agreement with Public Agencies
27. Augmentation of water supply and sewerage
28. Services within Corporation Area
29. Plan for traffic
30. Continuance of railway operations
31. Agreements with other persons
32. Business or undertaking
33. Financial return

PART V—TOWN PLANNING

- 34. Effect of Act on Town Plan
- 35. Application of Town Plan to Corporation Area
- 36. Complementary Development Area
- 37. Payment in lieu of rates

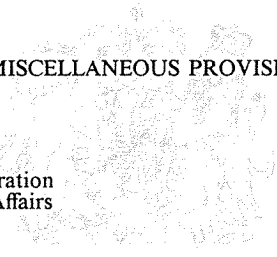
PART VI—FINANCIAL PROVISIONS

- 38. FINANCIAL ARRANGEMENTS

PART VII—MISCELLANEOUS PROVISIONS

- 39. Offence provision
- 40. Regulations
- 41. By-laws of Corporation
- 42. Delegation by Corporation
- 43. Committees to assist Corporation
- 44. Winding up Corporation's Affairs

- SCHEDULE I
- SCHEDULE II
- SCHEDULE III
- SCHEDULE IV
- SCHEDULE V



THE TOWN PLANNING ACT, 1973
 PART V—TOWN PLANNING
 PART VI—FINANCIAL PROVISIONS
 PART VII—MISCELLANEOUS PROVISIONS

THE TOWN PLANNING ACT, 1973
 PART V—TOWN PLANNING
 PART VI—FINANCIAL PROVISIONS
 PART VII—MISCELLANEOUS PROVISIONS

THE TOWN PLANNING ACT, 1973

Queensland



ANNO TRICESIMO OCTAVO

ELIZABETHAE SECUNDAE REGINAE

No. 37 of 1989

An Act to provide for the establishment of a South Bank Corporation to develop the site of Expo '88 as part of the development of South Brisbane, to finalize the affairs of the Brisbane Exposition and South Bank Redevelopment Authority and for related purposes

[ASSENTED TO 28TH APRIL, 1989]

BE IT ENACTED by the Queen's Most Excellent Majesty, by and with the advice and consent of the Legislative Assembly of Queensland in Parliament assembled, and by the authority of the same, as follows:—

PART I—PRELIMINARY

1. Short title. This Act may be cited as the *South Bank Corporation Act 1989*.

2. Commencement. (1) Section 1 and this section shall commence on the day this Act is assented to for and on behalf of Her Majesty.

(2) Except as provided by subsection (1), the provisions of this Act shall commence on a day appointed by Proclamation.

3. Repeals and Savings. (1) The Acts specified in Schedule II of this Act are hereby repealed.

(2) Upon repeal of the Acts specified in Schedule II, the term of appointment of all members of the Authority shall cease and the Authority shall cease to exist.

(3) All real property listed in Schedule III and every right, title, estate or interest therein and all management or control of that property that immediately prior to the commencement of this Act was vested in or belonged to the Authority shall, without any transfer, assignment, conveyance or notice other than this Act, vest in and become the property of the Corporation which shall pay to the Crown an amount determined by the Governor in Council by Order in Council.

(4) All agreements or undertakings evidenced by Deed entered into by the Authority in relation to real property identified in Schedule III shall, from the commencement of this Act, be read as if they were entered into by the Corporation in lieu of the Authority and shall be enforceable by or against the Corporation.

(5) All agreements and undertakings between the Authority and the Commissioner for Railways in relation to the transfer of land evidenced by letters from the Site Development Director of the Authority dated 15 October 1987 and from the Office of the Assistant Commissioner (Projects) Queensland Railways dated 3 November 1987 and 27 May 1988 shall be deemed to be agreements and undertakings between the Corporation and the Commissioner for Railways and shall be enforceable by or against the Corporation.

(6) All property, other than real property listed in Schedule III, certified in writing by the Minister and every right, title, estate or interest therein and all management or control of such property that immediately prior to the commencement of this Act was vested in, or belonged to the Authority shall, upon certification and without any further transfer, assignment, conveyance or notice, other than this Act, vest in and become the property of the Corporation.

(7) All property of the Authority, other than property transferred in accordance with subsections (3) and (6), shall, upon the commencement

of this Act, vest in and become the property of the Crown and all moneys and liquidated and unliquidated claims that, immediately prior to the commencement of this Act, were payable to or recoverable by the Authority and all debts due and moneys payable by the Authority and all liquidated and unliquidated claims recoverable against the Authority shall be moneys and liquidated and unliquidated claims or debts payable to or by or recoverable by or against the Crown.

(8) All suits, actions and proceedings and all causes of action pending or existing immediately prior to the commencement of this Act by or against the Authority may be carried on and prosecuted by or against the Crown, and no such suit, action or proceeding shall abate or be prejudicially affected by this Act.

(9) All contracts, agreements and undertakings entered into with, and all securities lawfully given to or by, the Authority existing immediately prior to the commencement of this Act, other than those provided for in subsections (4) and (5), shall be deemed to be contracts, agreements and undertakings entered into with, and securities given to or by, the Crown, and may be enforced by or against the Crown accordingly.

4. Interpretation. In this Act except where a contrary intention appears—

“Authority” means the Brisbane Exposition and South Bank Redevelopment Authority established within the meaning of the *Expo '88 Act 1984-1988*;

“Commissioner for Railways” means the Commissioner for Railways appointed within the meaning of the *Railways Act 1914-1985*;

“Complementary Development Area” means the Area as described in Schedule V;

“Corporation” means the South Bank Corporation established and constituted pursuant to section 5;

“Corporation Area” means the Area as described in Schedule IV or that Area as varied in accordance with Section 12;

“Council” means the Brisbane City Council constituted within the meaning of the *City of Brisbane Act 1924-1987*;

“development” includes—

(a) the erection, refurbishment of, rebuilding of, the making of structural alterations to or the enlargement or the extension of any building;

(b) the carrying out of any work in, on, over or under any land or water;

(c) the use of any land or water or of a building or work on, over or under any land or water;

or

(d) the subdivision or amalgamation of any land;

“land” includes any estate, right or interest in, over or under land;

“member” includes the deputy of a member appointed in accordance with section 8;

“Minister” means the Minister of the Crown charged with the administration of this Act and includes any person for the time being performing the duties of the Minister;

“normal working hours” means the hours between 9.00 a.m. and 4.30 p.m. each Monday to Friday, public holidays excepted;

“Public Agencies” includes any public or local authority constituted by or under any Act, a Government department whether of the Commonwealth or Queensland or a statutory body representing the Crown;

“Registrar of Dealings” means the Registrar of Dealings appointed within the meaning of the *Land Act 1962-1988*;

“Registrar of Titles” means the Registrar appointed within the meaning of the *Real Property Act 1861-1988*;

“Town Plan” means the Town Plan for the City of Brisbane in force from time to time in accordance with the *City of Brisbane Town Planning Act 1964-1988*.

PART II—THE CORPORATION

5. Establishment of Corporation. There shall be established and constituted by this Act a body corporate under the style and title of “South Bank Corporation” which, by that name, shall have perpetual succession and a common seal and shall be capable in law of—

- (a) suing and being sued;
- (b) compounding or proving in any court of competent jurisdiction all debts or sums of money due to it;
- (c) taking, acquiring by way of grant, purchase, gift, lease or licence, holding, letting (by way of lease or otherwise), dealing with and disposing of real property within the Corporation Area and personal property of every description;
- (d) doing and suffering all such acts and things as bodies corporate may do and suffer.

6. Corporation within shield of Crown. The Corporation shall, for the purposes of this Act and all other Acts, represent the Crown in right of Queensland and has and may exercise all the privileges, immunities, rights, powers and remedies of the Crown.

7. Constitution of Corporation. (1) The Corporation shall consist of five members appointed by the Governor in Council by notification in the Gazette.

(2) Except as determined by the Governor in Council no member shall engage in full time employment with the Corporation.

(3) The Governor in Council shall by notification in the Gazette appoint one member, who shall not be a member of the Queensland Public Service, as Chairman of the Corporation.

(4) The Governor in Council shall appoint as two members of the Corporation two persons nominated by the Council.

(5) Provisions relating to membership of the Corporation and its procedures shall be in accordance with Schedule I.

8. Deputies of members. (1) The Governor in Council may, at any time, by notification in the Gazette appoint persons who are not members of the Corporation to be deputies of the several members of the Corporation.

(2) Where a deputy is to be appointed for a member nominated by the Council, the Governor in Council shall appoint the person nominated by the Council to be a deputy member for that member.

(3) A person who has been appointed a deputy of a member shall, in the absence of that member, be entitled to attend all meetings of the Corporation and, whilst so attending, shall have and may exercise all powers and authorities and shall perform all functions and duties of a member of the Corporation.

9. Corporation Manager. (1) The Corporation shall recommend to the Minister the appointment of a Corporation Manager who shall be responsible for the management of the affairs of the Corporation subject to and in accordance with the directions of the Corporation.

(2) The Governor in Council may, on the recommendation of the Minister, appoint the Corporation Manager by notification in the Gazette.

(3) The terms and conditions attaching to the appointment of the Corporation Manager shall be as approved by the Governor in Council from time to time.

10. Employment of staff and consultants. (1) The Corporation may from time to time employ as many staff and consultants as, in the opinion of the Corporation, are necessary to fulfil the objects, functions, powers and duties specified in this Act: Provided that the Corporation shall, wherever practical, use the staff and resources of Public Agencies in accordance with subsection (2).

(2) The Corporation may from time to time, with the prior approval of the Minister, enter into arrangements with a Public Agency for the use of the staff and resources of that Public Agency on terms and conditions as approved by the Minister.

(3) The Corporation may from time to time, with the prior approval of the Minister, enter into arrangements for the supply of services, information or advice for the purposes of the Corporation.

PART III—THE AREA OF THE CORPORATION

11. Corporation Area. The Corporation shall exercise its objects, functions, powers and duties in respect of the Area described in Schedule IV.

12. Variation of Corporation Area. (1) Where the Corporation is of the opinion that, in order to better fulfill its objects, functions, powers and duties a variation to the Corporation Area is necessary or desirable, it may, after consultation with the Council, recommend a variation in the Corporation Area to the Minister.

(2) The Minister may, with such amendment as the Minister considers necessary or desirable, recommend a variation in the Corporation Area to the Governor in Council who may vary the Corporation Area by Order in Council.

(3) Where the Corporation Area is varied by the addition of further land, this Act shall apply to such land as if it were part of the area described in Schedule IV.

(4) Where the Corporation Area is varied by the exclusion of certain land the provisions of this Act relating to the Corporation Area shall cease to apply to that land which shall then be subject to the Town Plan in accordance with section 35.

13. Vesting of public lands other than roads. (1) Where any land within the Corporation Area is within the title or control of a Public Agency the Governor in Council may, by Order in Council, vest either title or control in the Corporation.

(2) Where the Governor in Council so vests title or control in the Corporation the Governor in Council may determine the amount of compensation, if any, which the Corporation shall pay to the Public Agency.

(3) For the purposes of this section, the term "land" includes the airspace above and the subsurface below such land but does not include the surface of land owned in fee simple by the Commissioner for Railways.

(4) If land vested in the Corporation pursuant to this section comprises land owned in fee simple or controlled by the Council, then prior to the winding up of the Corporation's affairs in accordance with section 44, the Corporation shall transfer to the Council title in fee simple or control in relation to that land so that the boundaries of that land shall conform to the boundaries of the land prior to the land coming within title or control of the Corporation under subsection (1).

(5) If any land owned in fee simple by the Council is vested in the Corporation pursuant to this section any easement, right, liberty or privilege in relation to that land, save any easement, right, liberty or privilege possessed by the Council under *The Metropolitan Water Supply and Sewerage Acts, 1909 to 1962* or the *Local Government Act 1936-1988*, shall thereupon be extinguished for all purposes and shall not be subject of any claim for compensation in relation to that extinguishment.

14. Notification of vesting of land. (1) The Registrar of Titles, Registrar of Dealings or other person required by any Act or law to

make or enter any note or memorial on any instrument of title to land on receiving notice thereof shall—

- (a) upon the written request in the prescribed form of the Corporation, register the Corporation for or with respect to any right, title, estate or interest in land that vests in the Corporation pursuant to this Act;
- (b) upon the written request, in the prescribed form, of the Minister register the Minister for or with respect to any right, title, estate or interest in land that vests in the Crown pursuant to section 3 (7),

and for this purpose may make every entry, cancellation and correction in any register, record or book in his custody or in his control and do and execute such other acts, matters and things as shall to him appear necessary and proper.

(2) In any case where a written request is in respect of the vesting of an easement, production of the instrument of title to the land in question is not required when such request is made, and the Registrar of Titles, Registrar of Dealings or other person is authorized to make any necessary entries on the instrument of title when it is next produced to him.

15. Exemption from fees and charges. No fee or charge, nor any duty under the *Stamp Act 1894-1988*, shall be payable by the Corporation or the Council in relation to the transfer of any title or control of any land in the Corporation Area to or from the Corporation or the Council under this Act.

PART IV—OBJECTS, FUNCTIONS, POWERS AND DUTIES

16. Objects. The objects of the Corporation are to promote, facilitate, carry out and control the development of land within the Corporation Area in order to ensure that such development accords with the highest possible standards and is in the interest of the people of the City of Brisbane and of Queensland.

17. Functions. (1) The Corporation shall fulfil the following functions—

- (a) to produce such plan or plans as may be necessary in relation to the Corporation Area in order to fulfil its objects;
- (b) to promote, undertake, facilitate and control the development of land within the Corporation Area in accordance with the Approved Development Plan;
- (c) to efficiently manage and dispose of such property as may be vested in or under the control of the Corporation so as to secure the maximum prudent financial benefit for the Corporation.

(2) For the purpose of fulfilling those functions the Corporation may do all supplemental, incidental or consequential acts as may be necessary or expedient for the exercise of its functions.

18. Draft Development Plan. (1) The Corporation shall, after consultation with the Council and having regard to any recommendations made by the Council during the consultation, prepare a Draft Development Plan for the Corporation Area and shall submit it to the Minister.

(2) The Minister may—

- (a) approve the Draft Development Plan without amendment;
- (b) approve the Draft Development Plan with such amendments as he considers necessary or appropriate;
- (c) reject the Draft Development Plan.

(3) Prior to the Minister exercising his power pursuant to subsection (2) (b) or subsection (2) (c) he shall consult with the Corporation.

(4) Should the Minister exercise his power pursuant to subsection (2) (c) he shall direct the Corporation to prepare and submit a further Draft Development Plan in accordance with any directions he may give at that time.

19. Public Exhibition of Plan. (1) Where the Minister approves the Draft Development Plan, with or without amendment, the Corporation shall, by advertisement published in a newspaper circulating in the City of Brisbane, give public notice that the plan is available for public inspection during normal working hours at the office of the Corporation for a period of not less than thirty days from a date specified in such notice.

(2) During the period of public inspection of the Draft Development Plan any person or organization may make a submission on any matter concerning the Draft Development Plan.

(3) The submission shall be in writing and shall be delivered to or lodged with the Corporation Manager at the office of the Corporation during normal working hours.

(4) During the period of public inspection of the Draft Development Plan the Corporation—

- (a) shall make available to the public free of charge a synopsis identifying the principal features of the Draft Development Plan;
- (b) may, subject to such terms and conditions including fees as the Corporation determines, make available for purchase copies of the Draft Development Plan and any supporting documentation.

20. Approved Development Plan. (1) The Corporation shall, after consideration of the submissions made to it in relation to the Draft Development Plan, and any other matters it deems appropriate, prepare, after consultation with the Council, a report to the Minister on the submissions, which shall include the Corporation's consideration of the submissions and any other relevant matters, which shall accompany a Revised Development Plan for the Corporation Area.

(2) The report and Revised Development Plan shall be submitted to the Minister who shall, after considering such report and Revised Development Plan, submit such material, together with a recommendation, to the Governor in Council.

(3) The Governor in Council may—

- (a) approve the Revised Development Plan without amendment;
- (b) approve the Revised Development Plan with amendment;
- (c) reject the Revised Development Plan;

(4) If approved by the Governor in Council, with or without amendment, the Revised Development Plan shall be deemed, on notification in the Gazette, to be the Approved Development Plan for the Corporation Area and all subsequent development of the Corporation Area shall be in accordance with the Approved Development Plan.

(5) The Approved Development Plan shall, during normal working hours, be available for inspection by all persons or organizations at the office of the Corporation.

(6) The Corporation shall, subject to such fees as it determines, make available for purchase copies of the Approved Development Plan and any supporting documentation.

21. Amendment of Approved Development Plan. (1) If the Corporation, after consultation with the Council, is of the opinion that it is necessary or desirable that the Approved Development Plan be amended, it shall submit the proposed amendment to the Minister.

(2) If the Minister is of the opinion that the proposed amendment is of a minor nature and not contrary to the purposes of the Approved Development Plan then, upon his so certifying, he may recommend the amendment to the Governor in Council.

(3) If the amendment recommended under subsection (2) is approved by the Governor in Council it shall be deemed to form part of and amend the Approved Development Plan from the date of notification in the Gazette.

(4) If the Minister is of the opinion that the proposed amendment is not of a minor nature then, if the Minister approves the proposed amendment, the Corporation shall, by advertisement published in a newspaper circulating in the City of Brisbane, give public notice that the proposed amendment to the Approved Development Plan is available for public inspection during normal working hours at the office of the Corporation for a period of 14 days from a date specified in the notice.

(5) During the period of inspection under subsection (4) any person or organization may make a submission to the Corporation on any matter concerning the proposed amendment.

(6) The submission shall be in writing and shall be delivered to or lodged with the Corporation Manager at the office of the Corporation during normal working hours.

(7) During the period of public inspection of the proposed amendment of the Approved Development Plan the Corporation—

- (a) shall make available to the public free of charge a synopsis identifying the principal features of the proposed amendment;
- (b) may, subject to such terms and conditions, including fees, as the Corporation determines, make available for purchase copies of the proposed amendment and any supporting documentation.

(8) The Corporation shall, after consideration of the submissions made to it in relation to the proposed amendment and consultation with the Council, prepare a report, which shall include the Corporation's consideration of the submissions, to the Minister, who after considering the report, may submit the report and proposed amendments, together with his recommendation, to the Governor in Council.

(9) The Governor in Council may—

- (a) approve the proposed amendment to the Approved Development Plan without amendment;
- (b) approve the proposed amendment to the Approved Development with amendment;
- (c) reject the proposed amendment to the Approved Development Plan.

(10) If approved by the Governor in Council with or without amendment the approved amendment shall become, on notification in the Gazette, part of the Approved Development Plan for the Corporation Area.

(11) Where the Approved Development Plan is so amended any right, privilege, liability or obligation arising under the prior Approved Development Plan shall not be affected by such amendment.

(12) If the Minister is of the opinion that the proposed amendment is not of a minor nature but the Minister does not approve the proposed amendment, he shall return the proposed amendment to the Corporation together with his views on the proposed amendment.

22. Implementation of Approved Development Plan. (1) The Corporation shall, in accordance with the Approved Development Plan, plan, encourage, facilitate, carry out and regulate development within the Corporation Area in order that the development, as proposed in the Approved Development Plan, be completed within a period of five years of the date of commencement of this Act or such other period as the Governor in Council by Order in Council may determine.

(2) No development shall commence in the Corporation Area unless—

- (a) the development has been approved in writing by the Corporation to be in accordance with the Approved Development Plan;
- (b) the Corporation, after consultation with the Council, has determined a proposed zoning and developmental conditions applicable to the development in accordance with section 35;
- (c) save as modified, varied or amended by this Act, the development is in accord with all other laws applicable to the Corporation Area.

23. Powers in relation to land. (1) In order to fulfil its objects and functions the Corporation may, with the prior approval of the Minister—

- (a) buy, sell, lease, exchange or otherwise acquire or dispose of land within the Corporation Area whether vested in it at the commencement of this Act or not;
- (b) grant such easements or rights of way in relation to land within the Corporation Area as it considers necessary;
- (c) transfer or surrender to the Crown in right of Queensland any land possessed by it within the Corporation Area, that land then to be Crown land and dealt with in accordance with the provisions of the *Land Act 1962-1988*.

(2) Without limiting the conditions which may be included in any contract entered into by the Corporation in relation to the disposal of land, the Corporation may, as a condition of a contract in relation to land within the Corporation Area, agree to conditions with respect to—

- (a) the erection of any building or structure on any land within such period as may be specified in the contract;
- (b) conferring on the Corporation a right or option to repurchase the land at a price specified in the contract should the purchaser fail to comply with a condition of a type referred to in paragraph (a);
- (c) conferring on the Corporation a right or option to repurchase the land at a price specified in the contract where the purchaser wishes to sell, lease, exchange or otherwise dispose of the land within such time as may be specified in the contract;
- (d) conferring on the Corporation, where it chooses not to exercise a condition of a type referred to in paragraph (c), the right to recover from the purchaser a sum of money, determined in a manner specified in the contract, as compensation for choosing not to exercise the condition.

(3) Where a contract in relation to the disposal of land entered into by the Corporation contains a condition provided for in subsection (2) the Corporation may, with the consent of the registered proprietor, lodge with the Registrar of Titles a caveat in the prescribed form which

forbids the registration of any instrument affecting such land so long as that condition can be availed of by the Corporation.

(4) A caveat lodged in accordance with subsection (3) shall be treated for all purposes as if it were a caveat lodged under the *Real Property Act 1861-1988* and may be removed in the manner as provided in that Act.

(5) Land within the Corporation Area owned in fee simple by the Corporation shall not be sold, leased, exchanged or otherwise disposed of unless—

(a) the land has been zoned under the Town Plan in accordance with section 35;

or

(b) the contract or agreement in relation to the sale, lease, exchange or other disposition of land contains a condition that the contract or agreement shall not be settled until the land has been so zoned.

24. Closure of Roads. (1) Notwithstanding the provisions of the Land Act 1962-1988 the Corporation may recommend to the Minister the permanent closure of any road in the Corporation Area provided that the Corporation has within a period of at least 28 days before such recommendation—

(a) published at least once in a newspaper circulating in the City of Brisbane a notice detailing the proposed closure;

(b) given or caused to be given by means of the post a notice detailing the proposed closure to the registered proprietor of land held in fee simple and the lessee of any land held under the *Land Act 1962-1988* or any other Act which land adjoins the road the subject of the proposed closure;

(c) exhibited or caused to be exhibited in a conspicuous position at the office of the Council a notice detailing the proposed closure.

A notice shall be deemed to have been given by post if it is forwarded to—

(i) the usual or last known place of abode or business;

(ii) the address for service last notified to the Council;

or

(iii) the registered office under or for the purpose of any Act which requires the having of a registered office.

(2) The Minister shall consider the recommendation and a report on any submissions which may be received by the Corporation in relation to the proposed closure of the road and may recommend to the Governor in Council the permanent closure of the road.

(3) Upon notification in the Gazette of the approval of the Governor in Council of the permanent closure of the road, the Corporation shall

become the owner in fee simple of the land comprising the road and shall, notwithstanding the provisions of the *Real Property Act 1861-1988*, be registered as owner by the Registrar of Titles.

(4) The Corporation shall pay to the Crown, by way of compensation for the permanent closure of any road, a sum of money, if any, determined by the Governor in Council by Order in Council.

25. Subdivision and amalgamation of land. (1) Notwithstanding the provisions of the Town Plan, the Corporation, after consultation with the Council, may subdivide and amalgamate any lands and open any road within the Corporation Area.

(2) Notwithstanding the provisions of the *Local Government Act 1936-1988* and the *City of Brisbane Act 1924-1987* the Corporation may lodge with the Registrar of Titles a plan for the subdivision or amalgamation of any land within the Corporation Area which—

(a) shall show distinctly delineated therein all roads dedicated to public use;

(b) shall show distinctly delineated therein every separate and distinct parcel into which the land is by the plan divided marked with a separate and distinct number or symbol;
and

(c) shall be certified as accurate by a licensed surveyor within the meaning of the *Surveyors Act 1977-1987*.

(3) The Corporation shall endorse on such plan that it agrees to the plan and dedicates to public use any new roads, streets, thoroughfares, lanes or pathways dedicated for public use.

Such certificate and endorsement shall, for all purposes of the *Real Property Act 1861-1988*, sufficiently certify that the plan is correct for registration as an instrument.

(4) If the Registrar of Titles is satisfied that the plan is correct, he shall record the same in the register kept under the *Real Property Act 1861-1988* and thereupon and thereafter the land shall not be dealt with under that Act otherwise than in accordance with that plan.

Particulars of any dedication to public use of any land pursuant to this section shall be recorded in the register.

Any dedication shall be of all the estate or interest of the Corporation in the land so dedicated.

Any land so dedicated shall vest in the Crown.

(5) Whenever land under the provisions of the *Real Property Act 1861-1988* is the subject of a plan under this section the Corporation shall, after the plan has been registered, apply forthwith to take out and receive in its own name, a certificate of title for each parcel of the land that the Registrar of Titles, having regard to the number of parcels,

shall deem necessary or expedient for the orderly registration of dealings therewith.

26. Agreement with Public Agencies. The Corporation may enter into negotiations and arrive at agreements with Public Agencies in relation to all matters necessary to fulfil the objects and functions of the Corporation and in particular the provision and maintenance by Public Agencies of services to, through, over and under the Corporation Area.

27. Augmentation of water supply and sewerage. (1) The Council shall, as soon as practical after publication of the Approved Development Plan, inform the Corporation whether any development in accordance with that Plan will necessitate the augmentation of any water supply or sewerage works (including headworks) outside the Corporation Area and the estimated costs, if any, of such augmentation.

(2) Where in accordance with subsection (2) the Council notifies the Corporation that augmentation is necessary, the Corporation and the Council shall enter into negotiations for an agreement to provide that the Corporation shall meet the actual costs, if any, incurred by the Council in carrying out the augmentation of any works.

(3) For the purposes of this section the term "augmentation" in relation to water supply or sewerage works means those works necessitated by the increased loading imposed by development in accordance with the Approved Development Plan.

28. Services within Corporation Area. The Corporation shall, at its expense and in accordance with the standards determined by the Council, being standards generally applicable within the City of Brisbane, construct all water supply, sewerage and other service infrastructure within the Corporation Area.

29. Plan for traffic. (1) As soon as practical after publication of the Approved Development Plan, the Corporation shall, in consultation with the Council, prepare a Plan for Traffic for the Corporation Area and Complementary Development Area.

(2) The Corporation shall enter into negotiations with the Council for an agreement as to the costs, if any, of works necessitated by the Plan for Traffic.

30. Continuance of railway operations. In the preparation of the Approved Development Plan—

- (a) provision shall be made for the use as of right by the Commissioner for Railways of lands within the Corporation Area, being lands owned by him, for the conduct of railway operations for the carriage of passengers and for the use of the permanent way for the carriage of goods;
and
- (b) provision shall be made for reasonable access to lands used for the conduct of railway operations by the Commissioner

for Railways and his employees and by members of the public wishing to make use of the railway as passengers.

31. Agreements with other persons. The Corporation may enter into negotiations with and arrive at agreements with all persons or bodies who have any interest in or charge over any land or other property within the Corporation Area.

32. Business or undertaking. In carrying out its objects, functions, powers and duties under this Act the Corporation may, with the approval of the Minister, carry on or conduct any business or undertaking necessary to fulfil such objects, functions, powers and duties.

33. Financial return. In seeking to carry out its objects, functions, powers and duties the Corporation shall endeavour to achieve the maximum prudent financial return from such activity.

PART V—TOWN PLANNING

34. Effect of Act on Town Plan. (1) Upon the commencement of this Act—

- (a) the *City of Brisbane Town Planning Act 1964-1988* and the Town Plan shall cease to apply in respect of the use of land within the Corporation Area and shall not so apply until such land or any part thereof reverts to being regulated and controlled by that Act and that Plan in accordance with section 35;
 - (b) every application relating to land within the Corporation Area made to Council under the *City of Brisbane Town Planning Act 1964-1988* in respect of which a decision of the Council or its delegate has not been given at the commencement of this Act shall be deemed to have been refused at the date of commencement of this Act;
 - (c) every application made to the Council relating to a building or other structure on or to be erected on land within the Corporation Area, being an application to which the *Building Act 1975-1988* related, in respect of which application a decision of the Council has not been given at the commencement of this Act, shall be deemed to have been refused at the date of commencement of this Act;
- and
- (d) any fee paid or payable to the Council in regard to an application referred to in paragraphs (b) and (c) shall be refunded or waived in full by the Council as the case may be.

(2) There shall be no right of appeal or of objection in respect of any refusal of an application in accordance with subsection (1).

(3) After the commencement of this Act and until the use of land within the Corporation Area reverts to being regulated and controlled by the Town Plan in accordance with section 35—

- (a) it is not competent for any person to make to the Council an application relating to the use of land or a building or other structure on or to be erected on land within the Corporation Area, being an application to which the *Building Act 1975-1988* relates, unless the approval of the Corporation to the making of the application is first had and obtained;
- (b) it is not competent for the Council to accept or deal with an application referred to in paragraph (a) unless the approval of the Corporation to the making of the application is lodged with the Council to accompany the application;
- (c) it is not competent for the Council to deal with an application referred to in paragraph (a) in relation to land not in the ownership or under the control of the Corporation unless and until that land has been included in a zone under the Town Plan;
- (d) it is not competent to use the land for a use other than a use to which the land was lawfully put immediately before the commencement of this Act.

35. Application of Town Plan to Corporation Area. (1) When the Corporation—

- (a) receives an application for approval of a development within the Corporation Area in accordance with section 22;
 - (b) determines that land within the Corporation Area should not be developed;
- or
- (c) recommends a variation of the Corporation Area to exclude land from the Corporation Area in accordance with section 12,

the Corporation shall, after consultation with the Council and having regard to the Town Plan, submit to the Minister charged with the administration of the *City of Brisbane Town Planning Act 1964-1988* an application to include the land in an appropriate zone under the Town Plan together with such developmental conditions as, in the opinion of the Corporation after consultation with the Council, are necessary or appropriate in relation to that land.

(2) The Corporation shall not make an application under subsection (1) to include land in a zone under the Town Plan, unless there has been provided, where appropriate, to the Corporation security in the form of a bond or undertaking given by a bank carrying on business as a bank under the authority of an Act of the Commonwealth or of any State and in a form approved by and in an amount determined by the Corporation after consultation with the Council as being adequate to secure the carrying out of the developmental conditions determined by the Corporation in relation to that land in accordance with subsection (1).

(3) If the Minister in accordance with subsection (1) approves the application, he shall make a recommendation to the Governor in Council and the Governor in Council may approve the inclusion of the land in the appropriate zone under the Town Plan and, upon notification in the Gazette, that land shall become subject to the Town Plan and subject to the developmental conditions, if any, determined in accordance with subsection (1) in relation to that land.

(4) Upon notification in accordance with subsection (3), there shall, by the operation of this subsection, be assigned to the Council and be enforceable by the Council to the same extent as if the Council was named therein in lieu of the Corporation—

- (a) the rights of the Corporation under any bond or undertaking given in relation to land in accordance with subsection (2); and
- (b) the benefit of any contract entered into by the Corporation for the performance of any developmental conditions determined in accordance with subsection (1),

and any reference in any bond, undertaking or contract to the Corporation or to any member or officer of the Corporation shall be deemed for all purposes to be a reference to the Council and the Town Clerk of the Council respectively.

(5) Where the rights under any bond or undertaking or the benefit of any contract are assigned to the Council in accordance with subsection (4)—

- (a) the Council;
- (b) the Corporation;
- (c) in the case of a bond or undertaking, the obligor thereunder; and
- (d) in the case of any contract, the party or parties bound by the Contract other than the Corporation,

shall, as soon as practicable thereafter, do whatever is necessary to perfect the assignment of those rights or, as the case may be, benefit.

(6) No person shall be entitled to compensation for injurious affection alleged to have been suffered by reason of the inclusion of the land in a zone under the Town Plan in accordance with this section.

(7) Prior to winding up of the Corporation in accordance with section 44 the Corporation shall ensure that all land within the Corporation Area has been included in a zone under the Town Plan.

36. Complementary Development Area. As soon as practicable after the commencement of this Act, the Council, after consultation with the Corporation and having due regard to the Approved Development Plan, shall produce a Development Control Plan for the Complementary Development Area which shall be prepared in accordance with section 4 (4B) of the *City of Brisbane Town Planning Act 1964-1988*.

37. Payment in lieu of rates. (1) The Corporation shall enter into an agreement with the Brisbane City Council with respect to the payment of moneys in lieu of the payment of rates in respect of land owned by the Corporation, other than land acquired by it, or originally by the Authority, from the Crown or taken or acquired by it from the Commissioner for Railways or other agency of the Crown.

(2) Land in respect of which moneys are payable pursuant to an agreement made in accordance with subsection (1) shall not be rateable land for the purposes of the *City of Brisbane Act 1924-1987*, notwithstanding the provisions of the *Local Government Act 1936-1988* or any other Act, and notwithstanding that it may be occupied for the time being by a person other than the Corporation or an agency of the Crown.

PART VI—FINANCIAL PROVISIONS

38. Financial Arrangements. It is hereby declared that the Corporation is a Statutory Body for the purposes of the *Statutory Bodies Financial Arrangements Act 1982-1988* and is subject to the *Financial Administration and Audit Act 1977-1988*.

PART VII—MISCELLANEOUS PROVISIONS

39. Offence provision. (1) A person who contravenes or fails to comply with a provision of this Act commits an offence against this Act.

(2) A person who commits an offence against this Act (whether provided for in subsection (1) or any other provision of this Act) is liable, unless a specified penalty is otherwise prescribed for that offence, to a penalty not exceeding—

(a) in the case of an offender who is an individual, 40 penalty units or six months imprisonment or both;

or

(b) in the case of an offender that is a body corporate, 250 penalty units.

(3) Proceedings in respect of an offence against this Act, other than proceedings taken pursuant to the arrest of an offender, shall be taken in a summary way under the *Justices Act 1886-1988* upon the complaint of the Corporation Manager or of a person authorized by him either generally or in a particular case.

(4) In proceedings in respect of an offence against this Act it shall not be necessary to prove the appointment of the Corporation Manager or the authority of the complainant in the absence of evidence that challenges such appointment or authority.

40. Regulations. The Governor in Council may make regulations not inconsistent with this Act with respect to—

- (a) all matters required or permitted by this Act to be prescribed by regulations or to be prescribed and in respect of which no other means of prescription is specified;
- (b) all matters necessary or expedient to be prescribed for the proper administration of this Act or to achieve the objects and purposes of this Act.

41. By-laws of Corporation. (1) The Corporation may, by its resolution approved by the Governor in Council, make by-laws—

- (a) to regulate the affairs of the Corporation and its control of the Corporation Area;
- (b) to regulate the use of land within the Corporation Area in accordance with the Approved Development Plan;
- (c) to regulate the entitlement of persons to enter the Corporation Area and the activities, conduct and behaviour of persons within the Corporation Area;
- (d) to provide for the procedures to be followed, the forms to be used and the fees to be paid in connexion with obtaining the Corporation's approval for the use of land in the Corporation Area;
- (e) to provide for the protection and security of lands, buildings, structures and other property in the Corporation Area.

The power to regulate includes the power to prohibit.

(2) By-laws made by the Corporation—

- (a) may provide for penalties in respect of a contravention or failure to comply with a by-law not exceeding in any case of 20 penalty units;
- (b) shall be furnished to the Minister who, if he approves of them, shall submit them to the Governor in Council for his approval.

(3) By-laws approved by the Governor in Council shall be notified in the Gazette and shall take effect on and from that date and, if a date is specified by by-law for termination, shall terminate on that date.

(4) A copy of the by-laws made by the Corporation, as they exist from time to time, shall be available for inspection by the public at the office of the Corporation during normal working hours and the by-laws or such of them as the Minister may nominate shall be exhibited at such places (if any) within the Corporation Area as the Minister directs.

(5) A person who contravenes or fails to comply with a by-law made by the Authority commits an offence against this Act.

(6) Where a provision of a by-law is inconsistent with a provision of any Act or law of Queensland (other than this Act) the former provision shall prevail and the latter provision shall, to the extent of

the inconsistency, be inoperative within the Corporation Area until the provision of the by-law terminates.

42. Delegation by Corporation. (1) The Corporation may, by instrument in writing under its common seal, delegate such functions or powers specified in the instrument of delegation, except this power of delegation, to any person or persons and may make such number of delegations of the same function or power concurrently as it thinks fit.

(2) A function or power so delegated may be discharged or exercised by the delegate in accordance with the instrument of delegation and when so discharged or exercised shall be deemed to have been discharged or exercised by the Corporation.

(3) A delegation under this section is revocable at the Corporation's will by instrument in writing under its common seal and does not derogate from the Corporation's power to act itself in any matter.

(4) A person purporting to discharge a function or exercise a power pursuant to a delegation under this section shall be presumed to be acting in accordance with the instrument of delegation in the absence of proof to the contrary.

43. Committees to assist Corporation. (1) For the purpose of assisting it in the fulfilling of its objects, the discharge of its functions or the exercise of its powers under this Act the Corporation may establish such committees as it considers desirable and may refer to any committee so established such matters as the Corporation thinks fit.

(2) A committee may be established for a specified period or without limit of time, as the Corporation thinks fit.

44. Winding up Corporation's Affairs. (1) The Governor in Council may by Order in Council give directions to the Corporation with respect to its doing such acts and things as, in his opinion, will assist in the winding up of the Corporation's affairs following the development of the Corporation Area.

(2) The Corporation shall promptly comply with the every direction issued to it under subsection (1).

(3) When, in the opinion of the Governor in Council, the Corporation has properly discharged the functions required of it to achieve the objects and purposes of this Act and all directions issued to it in accordance with under subsection (1) and its affairs have been adequately wound up, the Governor in Council may, by Proclamation, specify a date for the expiry of this Act.

(4) Upon the date specified under subsection (3)—

(a) the Corporation shall cease to exist as a body corporate;

(b) any money or property then held by or on account of the

- Corporation shall vest absolutely in the Crown and shall be dealt with as directed by the Minister;
- (c) the terms of office of members of the Corporation then current shall expire;
 - and
 - (d) this Act and regulations and by-laws made thereunder (if they have not already terminated) shall terminate.
- (5) The termination of this Act shall not affect—
- (a) the previous operation of this Act or anything duly done or suffered under this Act;
 - (b) any right, privilege, obligation or liability acquired, accrued or incurred under this Act;
 - (c) any legal proceeding, arbitration or remedy in respect of any right, privilege, obligation or liability under this Act and any legal proceeding, arbitration or remedy may be instituted, enforced or continued against the Crown in right of Queensland in place of the Corporation.

SCHEDULE I

PROVISIONS RELATING TO MEMBERSHIP AND PROCEDURE OF THE CORPORATION

1. Term of appointment: (1) A member of the Corporation shall be appointed for a term not exceeding three years but, subject to his not being disqualified from membership of the Corporation, shall be eligible for re-appointment.

(2) Notwithstanding the expiration by lapse of time of an appointment of a member of the Corporation he shall be deemed to continue to hold office until a successor is appointed.

2. Disqualification from membership of Corporation: A person shall be disqualified from becoming or continuing as a member of the Corporation if—

- (a) he has not attained the age of 18 years;
- (b) he is an undischarged bankrupt or is taking advantage of the laws relating to bankruptcy;
- (c) he has been convicted in Queensland of an indictable offence or has been convicted elsewhere than in Queensland in respect of an act or omission that, if done or made in Queensland, would have constituted an indictable offence.

3. Vacation of office on Corporation: (1) A member of the Corporation shall be taken to have vacated his office as a member if—

- (a) he dies;
- (b) he resigns his office by instrument in writing given to the Minister;
- (c) he is disqualified from membership of the Corporation in accordance with clause 2 of this Schedule;
- (d) he is removed from office by the Governor in Council in accordance with subclause (2) of this clause;
- or
- (e) he has been absent without leave of the Corporation or the chairman from three consecutive meetings of the Corporation of which due notice has been given to him.

(2) The Governor in Council may remove from office as a member of the Corporation—

- (a) any person who in his opinion—
 - (i) has become incapable of discharging the duties of office;
 - or
 - (ii) is incompetent or unfit to hold the office.
- (b) any person who, having been previously nominated by the Council, has been the subject of a resolution of the Council notified to the Governor in Council to withdraw that nomination.

Removal of a person from office pursuant to this subclause shall take effect upon notification in writing thereof under the hand of the Minister being given to the person concerned.

4. Filling casual vacancy: (1) A casual vacancy shall be taken to have arisen in the office of a member of the Corporation if he has vacated his office in any manner referred to in clause 3.

(2) If a casual vacancy occurs in the office of a member of the Corporation, a person may be appointed by the Governor in Council to fill that vacancy and he shall hold office, subject to this Act, for the remainder of his predecessor's term of appointment: Provided that a person may only be appointed to fill a vacancy in the office of a member nominated by the Council where that person has also been nominated by the Council.

(3) A person appointed to fill a casual vacancy in the office of a nominated member who was chairman shall not, by reason of that appointment alone, become chairman.

5. Fees and expenses of members: (1) Each member of the Corporation shall be entitled to be paid such fees as are approved by the Governor in Council in respect of his attendance at meetings of the Corporation and the discharge of his functions under this Act except,

in the case of a member who is an officer of the Public Service or an officer, employee or member of a Public Agency, in respect of his attendance at meetings or discharge of his functions during his ordinary hours of duty as such an officer, employee or member.

(2) Each member of the Corporation shall be entitled to be paid expenses, as approved by the Minister, necessarily and reasonably incurred by him in attending meetings of the Corporation or in connexion with the discharge of his functions under this Act.

6. Proceedings of Corporation: (1) No proceedings of the Corporation shall be invalidated by reason of any defect in the appointment of any person to membership of the Corporation or by reason of there being a vacancy in the membership of the Corporation, subject to there being a prescribed quorum for meetings of the Corporation.

(2) The Corporation shall meet at such times and may regulate its proceedings as it determines.

(3) At a meeting of the Corporation—

- (a) a quorum shall consist of not less than three members;
- (b) the chairman, if he is present, shall preside and in his absence, a member appointed by the members present at the meeting shall preside;
- (c) business shall be decided by the vote of the persons present and the person who presides shall have a deliberative vote and in addition, in the event of an equality of votes, a casting vote.

(4) There shall be maintained by the Corporation Manager at the office of the Corporation a register which shall contain the minutes of each meeting of the Corporation and details of all decisions made by the Corporation.

(5) The register may be inspected during normal working hours by all persons who may be authorized in writing by the Minister.

7. Custody and judicial notice of common seal: (1) The common seal of the Corporation shall be in the custody of the Corporation Manager and shall be affixed to documents by the Chairman and the Corporation Manager or as the Chairman directs.

(2) All courts, judges, justices and persons acting judicially shall take judicial notice of—

- (a) the appointment of the Chairman of the Corporation and the Corporation Manager and of their respective signatures; and
- (b) the common seal of the Corporation affixed to any document, and shall presume, until the contrary is proved, that any signature or the common seal was duly affixed to the document on which it appears.

8. Disclosure of interest: (1) If a member has any pecuniary interest, direct or indirect, in an agreement or proposed agreement or other

matter and is present at a meeting of the Corporation at which the agreement or proposed agreement or other matter is to be considered he shall—

- (a) at the meeting and before the agreement, proposed agreement or other matter is considered, disclose the fact of his interest;
- (b) withdraw from the meeting;
- (c) not participate in the consideration of or vote on any question with respect to the agreement, proposed agreement or other matter;
- (d) be disregarded for the purpose of constituting a quorum of the Corporation for any such consideration.

(2) Subclause (1) does not apply to an interest which a member may have in common with the public.

(3) For the purposes of this section a person shall be taken to have an indirect pecuniary interest in an agreement or a proposed agreement or other matter if—

- (a) he or a nominee of his is a member of a body corporate with which the agreement is made or proposed to be made or which has a direct pecuniary interest in the other matter under consideration;

or

- (b) he is a partner or an employee of a person with whom the agreement is made or proposed to be made or who has a direct pecuniary interest in the other matter under consideration.

(4) In the case of spouses living together the interest of one spouse shall, if it is known to the other, be deemed for the purposes of subclause (3) to be also the interest of that other spouse.

(5) For the purposes of this clause a person shall not be taken to have a pecuniary interest in an agreement or a proposed agreement or other matter by reason only of his membership of or employment by a public body concerned with the agreement, proposed agreement, or other matter.

(6) A general notice in writing to the Chairman by a member to the effect that he or his spouse is a member or an employee of a specified body corporate or that he or his spouse is a partner or an employee of a specified person shall, unless and until the notice is withdrawn, be deemed to be a sufficient disclosure of his interest in any agreement, proposed agreement or other matter made, proposed to be made or relating to that body corporate or person which may become the subject of consideration by the Corporation after the date of the notice.

(7) The Chairman shall record in a book to be kept for the purpose—

- (a) particulars of every notice given to him and referred to in subclause (6);

and

(b) particulars of every disclosure of interest made at a meeting of the Corporation and referred to in subclause (1), which particulars as disclosed are not already recorded in the book, and the book shall be open at all reasonable times to inspection by any member.

(8) The Minister, subject to such conditions as he thinks fit to impose, may remove as respects any member a disability imposed by this clause whenever the number of members so disabled at any time would, in his opinion, be such as to impede the conduct of business of the Corporation or if, in any other case, it appears to the Minister desirable that the disability should be removed.

(9) The Corporation may by its resolution exclude any member from a meeting whilst any agreement, proposed agreement or other matter in which he has an interest as is referred to in subclause (1) is under consideration.

(10) For the purposes of this clause the term spouse includes either a male and a female who have been legally married to each other or a male and a female who, although not legally married to each other, are residing together as husband and wife on a bona fide domestic basis.

SCHEDULE II

Year and Number of Act	Short Title
No. 9 of 1984	Expo '88 Act 1984
No. 62 of 1987	Expo '88 Act Amendment Act 1987
No. 76 of 1988	Expo '88 Act Amendment Act 1988

SCHEDULE III

LAND TO PASS TO CORPORATION FROM AUTHORITY

All lands lie within Parish of South Brisbane, County of Stanley,
City of Brisbane

Property ¹ No.	Title Particulars
0	Allotment 12, Section 37 on Plan B 32373
1	Lot 2 on Registered Plan No.190776
2	Allotment 8 and Subdivision 1/2 of Allotment 9 of Section 37
3	Allotment 10, Section 37
4	Subdivision 1/2 of Allotment 11, Section 37 on Registered Plan 81932
5	Subdivision 2 of Allotment 13, Section 37 on Registered Plan 1411
6	Allotment 14 and Subdivision 1 of Allotment 13 of Section 37 on Registered Plan 1411
7	Allotment 15 of Section 37
8	Subdivisions A and B, Allotment 16, Section 37 on Registered Plan 51424
9	Subdivisions 1—3, Allotment 17, Section 37 on Registered Plan 1412
10	Deliberately blank
11	Subdivision 1 and 2 of Allotment 17 of Section 1 on Registered Plan 49989
12	Allotment 18 of Section 1 on Registered Plan 63604
13 (i)	Subdivision 1 of Allotment 19 of Section 3 on Registered Plan 1194
13 (ii)	Subdivision 2 of Allotment 20 of Section 3 on Registered Plan 1195
14 (i)	Subdivision 2 of Allotment 19 of Section 3 on Registered Plan 1194
14 (ii)	Subdivision B of Allotment 18 of Section 3 on Registered Plan 1193
14 (iii)	Resubdivision 1 of Subdivision A of Allotment 18 of Section 3 on Registered Plan 1192
15	Subdivision 1 of resubdivision 1—6 of Subdivision 2 of Allotment 1 and resubdivisions 2 to 6 of subdivision B of Allotment 20 of Section 4 on Registered Plan Nos.42596 and 42597

¹ See Premier's Department Plan No. MC99/18603

SCHEDULE III—continued

Property No.	Title Particulars
16	Allotment 21 of Section 4
17	Allotment 18 and Subdivision 1 of Allotments 16 and 17 of Section 7 Registered Plan 84455
18 (i)	Subdivision 2 of Allotment 19 of Section 7 on Registered Plan 1234
18 (ii)	Subdivision 1 of Allotment 19 of Section 7
18 (iii)	Subdivision 2 of Allotments 16 and 17 of Section 7
19	Allotments 1, 2 and 20 of Section 7
20 (i)	Allotment 3 of Section 7
20 (ii)	Allotment 14 of Section 7
20 (iii)	Allotments 4 and 5 of Section 7
20 (iv)	Allotment 15 of Section 7 on Registered Plan 84455
21	Allotment 6 of Section 7
22	Allotment 13 of Section 7
23 (i)	Allotment 7 of Section 7
23 (ii)	Allotment 12 of Section 7
24 (i)	Allotment 11 of Section 7
24 (ii)	Lot 1 on Registered Plan 122201
24 (iii)	Subdivision 2 of Allotments 8 and 9 of Section 7
24 (iv)	Allotment 10 of Section 7
25	Subdivision A of Allotment 9 and resubdivision 1 of subdivision 1 of Allotment 8 of Section 8 on Registered Plan Nos. 1243 and 79732
26	Subdivision 2 of resubdivision 1 of subdivision B of Allotment 7 of Section 8 on Registered Plan 58902
27 (i)	Resubdivision 1 of subdivision B of Allotment 6 and subdivision 1 of resubdivision 1 of subdivision B of Allotment 7 of Section 8 on Registered Plan 58902
27 (ii)	Resubdivision 1 of subdivision B of Allotment 5 of Section 8 on Registered Plan 43403
28	Resubdivision 1 of Subdivision B of Allotment 4 of Section 8
29	Subdivision 1 of Allotment 1 and of subdivision A of Allotments 2 and 3 and resubdivision 1 of subdivision A of Allotment 20 of Section 8 on Registered Plan 43403
30 (i)	Subdivision 1 of Allotment 12 of Section 26

SCHEDULE III—continued

Property No.	Title Particulars
30 (ii)	Allotment 11 of Section 26
31	Allotment 10 of Section 26
32 (i)	Resubdivision 2 of subdivision 3 of Allotment 8 and subdivision 1 of Allotment 7 of Section 26 on Registered Plan Nos. 76483 and 43762
32 (ii)	Subdivision 2 of Allotment 7 of Section 26 on Registered Plan 76483
32 (iii)	Allotment 9 of Section 26
32 (iv)	Resubdivision 1 of subdivision 3 of Allotment 8 of Section 26 on Registered Plan 43762
32 (v)	Subdivisions 1 and 2 of Allotment 8 of Section 26
33 (i)	Allotment 5 of Section 26
33 (ii)	Allotment 6 of Section 26
33 (iii)	Subdivision 1 of Allotment 4 of Section 26
33 (iv)	Subdivision 2 of Allotment 4 of Section 26
34	Subdivision 2 of Allotment 3 of Section 26
35	Subdivision 1 of Allotment 3 of Section 26
36	Allotment 2 of Section 26
37 (i)	Subdivision 1 of Allotment 1 of Section 26
37 (ii)	Resubdivision 1 of subdivision 2 of Allotment 1 of Section 26 on Registered Plan 70933
37 (iii)	Allotments 19 and 20 of Section 26
38	Lot 1 on Registered Plan 144255
39 (i)	Allotment 17 of Section 26
39 (ii)	Allotment 16 of Section 26
40	Allotment 15 of Section 26
41 (i)	Subdivision 2 of Allotment 14 of Section 26 on Registered Plan 1338
41 (ii)	Subdivision 1 of Allotment 14 of Section 26 on Registered Plan 1338
42 (i)	Subdivision 2 of Allotment 12 of Section 26
42 (ii)	Allotment 13 of Section 26
43 (i)	Subdivision 1 of resubdivision 1 of subdivision B of Allotment 5 of Section 25 on Registered Plan 50013
43 (ii)	Subdivision 1 of resubdivision 2 of subdivision B of Allotment 5 of Section 25 on Registered Plan 50012
43 (iii)	Subdivision 2 of resubdivision 1 of subdivision B of Allotment 6 of Section 25 on Registered Plan 53344

SCHEDULE III—continued

Property No.	Title Particulars
43 (iv)	Resubdivision 1 of subdivision 4 and of resubdivision B of subdivision 5 of Allotments 8 and 9 of Section 25 on Registered Plan 49860
43 (v)	Resubdivision 3 of subdivisions 3 and 5A and of resubdivision B of subdivision 5 of Allotments 8 and 9 of Section 25 on Registered Plan 49860
43 (vi)	Resubdivision 4 of subdivisions 2 and 5A and of resubdivision B of subdivision 5 of Allotments 8 and 9 of Section 25 on Registered Plan 49860
43 (vii)	Subdivision 1 of resubdivision 1 of subdivision B of Allotment 6 of Section 25 on Registered Plan 53344
43 (viii)	Subdivision 11, resubdivision 5 of subdivision 1 and subdivision 6 of resubdivision B of subdivision 5 of Allotments 8 and 9 of Section 25 on Registered Plan 49860
43 (ix)	Resubdivision 1 of subdivision B of Allotment 7 of Section 25 on Registered Plan 49659
44	Subdivision 1 and resubdivision 1 and 2 of subdivision 2 of resubdivision 1 of subdivision B of Allotment 4 of Section 25 on Registered Plan Nos. 51119, 53595 and 54688
45 (i-viii)	Lots 1 to 8 on Registered Building Units Plan 4849
46	Allotments 21 to 24 of Section 29
47	Subdivision 6 of Allotment 9 of Section 29 on Registered Plan 1374
48	Subdivision 1 and 2 of Allotment 9 of Section 29 on Registered Plan 1374
49 (i)	Resubdivision 1 of subdivisions 3 and 4 of Allotment 9 and of subdivision 2 of Allotment 8 of Section 29 on Registered Plan 1375
49 (ii)	Subdivision 1 of Allotment 8 of Section 29
50	Resubdivision 2 of subdivisions 4 and 5 of Allotment 9 and of subdivision 2 of Allotment 8 of Section 29 on Registered Plan 1375
51	Allotments 6 and 7 of Section 29
52	Subdivision 1/2 of Allotment 5 of Section 29 on Registered Plan 1373
53 (i)	Subdivision 6 of Allotment 3 of Section 29 on Registered Plan 1372
53 (ii)	Subdivision 2 to 5 of Allotments 2 and 3 of Section 29 on Registered Plan 1372

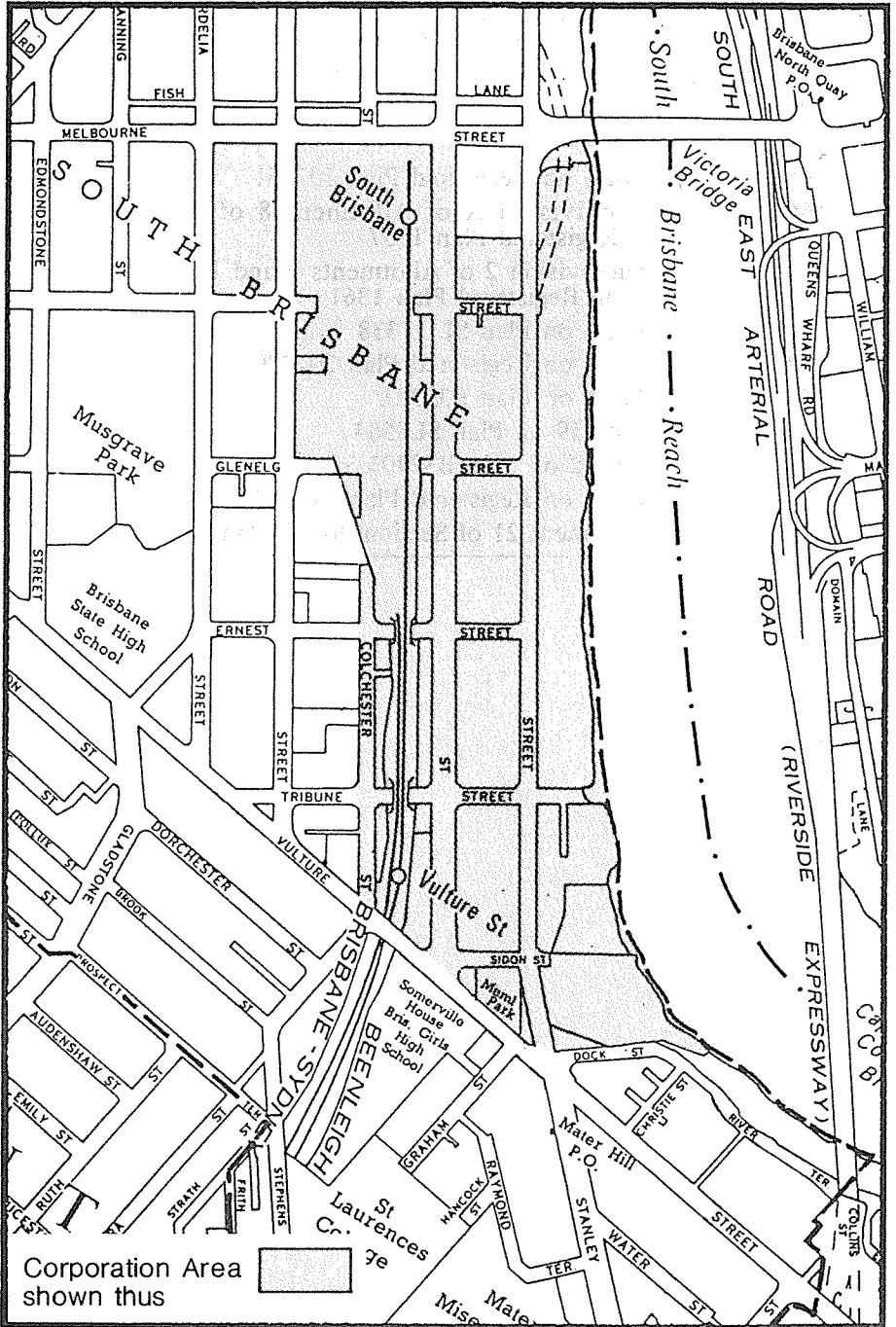
SCHEDULE III—continued

Property No.	Title Particulars
53 (iii)	Subdivisions 5 and 6 of Allotment 4 of Section 29 on Registered Plan 1373
53 (iv)	Subdivision 4 of Allotment 4 of Section 29 on Registered Plan 1373
53 (v)	Subdivision 3 of Allotment 5 of Section 29 on Registered Plan 1373
53 (vi)	Allotment 16 of Section 29
54	Subdivision 1 of Allotment 2 of Section 29 on Registered Plan 1372
55	Subdivision B of Allotments 1 and 20 of Section 29 on Registered Plan 1371
56	Deliberately blank
57	Lot 1 on Registered Plan 189953
58	Allotment 17 of Section 29
59 (i)	Subdivisions A and B of Allotment 15 of Section 29 and subdivision 2 of Allotment 14 of Section 29 on Registered Plan 1378
59 (ii)	Subdivision 2 of Allotment 13 of Section 29 on Registered Plan 82165
59 (iii)	Subdivision 1 of Allotment 14 of Section 29 on Registered Plan 1378
60 (i)	Resubdivision 8 of subdivision 1 of resubdivision 2 of subdivision B of Allotment 7 of Section 30 on Registered Plan 84975
60 (ii)	Resubdivision 6 and 7 of subdivision 2 and 3 of resubdivision 2 of subdivision B of Allotment 7 and of resubdivision 4 of subdivision B of Allotment 6 of Section 30 on Registered Plan 84975
61	Resubdivision 1 of subdivisions 4, 5 and 6 of resubdivision 3 and 4 of subdivision B of Allotment 6 of Section 30 on Registered Plan 49441
62	Lot 1 on Registered Plan 40702 and Lot 5 on Registered Plan 103829
63	Resubdivisions 3 and 4 of subdivision 8 and 9 of resubdivision 1 and of subdivision 2 of resubdivision 2 of subdivision B and of resubdivision 2 of subdivision A of Allotments 4 and 5 of Section 30 on Registered Plan 103829
64	Lot 1 on Registered Plan 105983 and subdivision C of Allotment 16 of Section 30 on Registered Plan 1389

SCHEDULE III—continued

Property No.	Title Particulars
65	Lot 1 on Registered Plan 107151
66 (i)	Subdivision A of Allotment 8 of Section 27 on Registered Plan 1357
66 (ii)	Subdivision 2 of Allotments 9 and 10 of Section 27 on Registered Plan 1361
67	Lot 6 on Plan SL 11338
68	Lot 7 on Registered Plan 202770
69	Lot 8 on Plan B32397
70	Lot 419 on Plan SL8584
71	Lot 22 on Plan B32403
72	Lot 1 on Registered Plan 111462
73	Allotment 21 of Section 30 on Plan B32371

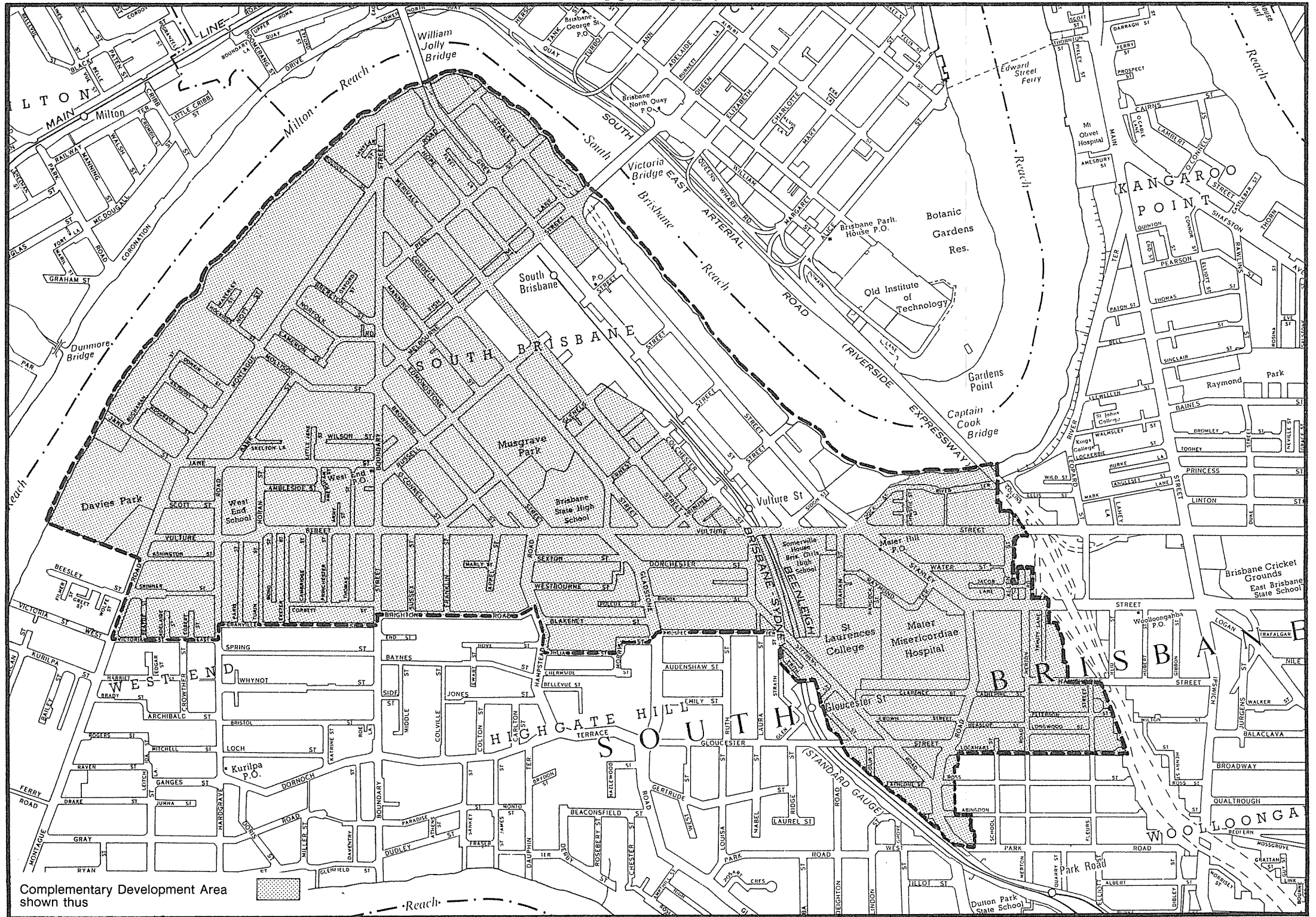
SCHEDULE IV



CORPORATION AREA

VIDE PREMIER'S DEPT.
PLAN No. MC98/18602

SCHEDULE V



Complementary Development Area shown thus

COMPLEMENTARY DEVELOPMENT AREA