

G. Paull 18/3

Form CA1 (7/92)

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# DEPARTMENT OF THE ENVIRONMENT, LAND AND PLANNING

## Application to change your lease or property

The questions we ask on this and associated forms are required under Part VI Division 2 of the Land (Planning and Environment) Act 1991. We need this information to process your application. How quickly we can process it depends on the information you give us and how accurate it is.

agencies in order to receive their comments before approving your application ourselves.

**If you need any help in filling out your form, please contact the DELP Shopfront:**  
**John Overall Offices**  
**220 Northbourne Avenue**  
**Braddon 2601**  
**Telephone: (06) 207 1926**  
**or (06) 207 1923**

We may also need to give this information to other Government

Office use only	
Application number	
941278	
Date received	
17/3/94	
Fees received	
Attachments	Flyers
File No.	

1 Who is making this application?

Name of individual or contact

Name of company (if applicable)

Australian College of Education

Postal address and street address (if different)

Applicant's position in company (if applicable)

Executive Officer

Telephone number of applicant during business hours

Fax number of applicant during business hours

2 Is this application

A new application?  Go to 3

An amendment to an existing application?  Was your previous application lodged before April 2, 1992?

No

Yes

3 Are you a Lessee of the property(s)?

No  Go to 4

Yes  You must name EVERY LESSEE of the property(s) you refer to in this application. Are there any other lessees of the property(s)?

No  Go to 5

Yes  Go to 4

4 Please give details for ALL LESSEES of the property(s) other than yourself. If you need to give details of more than one lessee, attach their names, addresses and contact phone numbers to the back of the form.

Name

Postal address

Telephone number during business hours

( )

5 Please give details of the property to which your application refers. If you want to consolidate a number of leases, you must also complete a Consolidation of Leases form. Give details of only one of the properties below.

Section number	Block number	Unit number
037	0013	000

Suburb name

Deakin

Units plan number      District name

Street number and name

8 Under section 227 of the Act, any information contained in this application is open to public inspection.

Under section 228 you may apply for the following classes of information to be excluded from this provision if:

- a part of an application to conduct a controlled activity contains information related to the personal or business affairs of a person, being information:
  - (i) supplied to the Minister in confidence;
  - (ii) the publication of which would disclose a trade secret; or
  - (iii) the disclosure of which would, or would reasonably be expected to, adversely affect a person in respect of lawful business affairs of that person; and
- it would not be in the public interest for that part to be published;

Do you wish to exclude any part of your application from public inspection under section 228 of the Act?

No

Yes  You must also complete a Request for Exemption from Public Inspection form

Additional information

9 If your proposal does not involve a change of lease, is your proposal consistent with the terms of the lease of the land to which the application relates?

No  Please discuss this with the Shopfront staff

Yes

10 If your application is for COMMERCIAL, INDUSTRIAL, COMMUNITY / INSTITUTIONAL OR RESIDENTIAL (multiple dwelling or dual occupancy) you must either attach a date stamped copy of the Lease and Certificate of Title (if available), plus copies of any instruments relating to lease variation and an Unregistered Dealings search for each property you refer to in your application. The copies must have been obtained from the Registrar of Titles no more than 7 days before you lodge your application.

or

pay an additional fee and ask the Department to obtain the required documentation

Lessee's authority

11 All lessees of the property MUST sign this application. If you are signing on behalf of other lessees of the property, you must attach your Letter of Authority to the form. If you are signing for a lessee for whom you have Power of Attorney, you must attach your copy of your Power of Attorney or Letter of Authority documents to this form.

	23 / 2 / 94
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Declaration

12 I state that: All the information given in this application is truthful and frank. I understand that I may be asked for payment of further fees after the application form has been accepted for processing. (Please discuss with Shopfront staff)

Signature of applicant	Date
[Redacted Signature]	23 / 2 / 94

To lodge your application...

- Deliver your form, completed and signed, together with all attachments, to the Department of the Environment Land and Planning Shopfront:

Ground Floor  
John Overall Offices  
220 Northbourne Avenue  
Braddon 2601

Payment of your application fee must be made when you hand in your form.

or

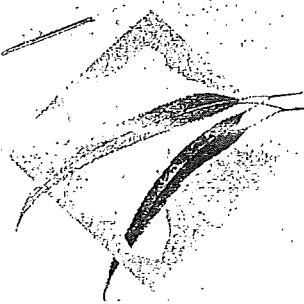
- Mail your form, completed and signed, together with all attachments, and your fees to:

Department of the Environment Land and Planning  
PO Box 817  
Dickson ACT 2602

Cheques must be made payable to ACT Government.

- Incomplete forms will not be accepted
- Your application will not be processed without the accompanying fees.

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ACT GOVERNMENT  
DEPARTMENT OF THE ENVIRONMENT, LAND AND PLANNING  
JOHN OVERALL OFFICES 220 NORTHBOURNE AVE BRADDON ACT 2601  
GPO BOX 1908 CANBERRA ACT 2601

Creating a Quality Canberra  
Today and Tomorrow!

TEL: 2071852  
OFFICER: G Paul  
FAX: 2071856  
REF: TL215/37/13

Your ref: AUSC1295 002  
CGC:JJB

Australian College of Education  
c/o Mallesons Stephen Jaques  
Solicitors



Attention: [Redacted]

Dear [Redacted]

BLOCK 13 SECTION 37 DEAKIN Application no.941278

I refer to your application dated 17 March 1994, and other correspondence received to date, in respect of paying out the land rent commitment.

I am pleased to advise that your application has been approved subject to the following conditions:

1. That any and all land rent, rates and land tax be paid up to date at the time of the payout.
2. That the capital sum required to discharge the land rent commitment is \$116,666.00.
3. That the Lessee shall pay the capital sum within 28 days from the date of this letter.
4. That the Lessee will do all that is necessary to ensure that the Instrument giving effect to this approval is registered at the Registrar-General's within 14 days of being notified that the instrument is available for registration. This includes, but is not limited to, the production of the lessee's copy of the lease and the payment of all of the Registrar-General's fees.

The date of effect of this approval is the date of this letter. As required by section 275 of the Land (Planning and Environment) Act 1991 I have attached a statement of the reasons for my decision. Further to that I wish to advise that you may, within 28 days after the date of this letter apply to the Appeals Board for a review of this decision.

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Applications for a request should be addressed to:


The Registrar  
Land and Planning Appeals Board  
Level 5, Health Building  
1 Moore Street  
CANBERRA CITY ACT 2601

The Instrument giving effect to this variation will be prepared as soon as the payout has been made.

Would you please inform Graham Paul of the exact date you wish to make the payout.

If you require further information about the approval process please contact Graham Paul on 2071852.

Yours sincerely

  
Megan Douglas  
Manager  
Lease Management Section

17 June 1994.

**STATEMENT OF REASONS  
APPLICATION NO. 941278  
BLOCK 13 SECTION 37 DIVISION OF DEAKIN**

**THE DECISION**

to reduce the rent payable on the lease for this block to a nominal rent subject to the following conditions:

1. That the Lessee will pay any and all outstanding land rent and rates at the time the Lessee pays the Capital sum.
2. That the capital sum required to discharge the land rent commitment is [REDACTED]
3. That the Lessee shall pay the capital sum within 28 days from the date of this letter.
4. That the Lessee will do all that is necessary to ensure that the Instrument giving effect to this approval is registered at the Registrar-General's office within 14 days of being notified that the Instrument is available for registration. This includes, but is not limited to, the production of the Lessee's copy of the lease and the payment of all Registrar-General's fees.

**REASONS FOR THE DECISION**

The application is consistent with the Territory Plan;

- Condition 1. Required by section 186 of the Land Act.
- Conditions 2,3&4. To conclude all administrative arrangements required to give effect to the approval within a reasonable time.

[REDACTED]  
Megan Douglas  
Manager  
Lease Management

17 June 1994