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PORT MORESBY, FRIDAY, 13th FEBRUARY

[2009

Land Act 1996

NOTICE UNDER SECTION 130

I, Pepi S. Kimas, O.L., A Delegate of the Minister for Lands and Physical Planning, hereby notify Selon Limited of my approval of their application under Section 130 of the *Land Act 1996* to subdivide the lease being Portion 1056, Milinch Kranket, Fourmil Madang, Madang Province on the surrender of a State Leases Volume 11, Folio 101 over the above described property.

The two (2) new leases shall be for Agriculture purpose and shall be issued subject to following reservations, covenants, conditions and provisions.

1. Survey at the lessee(s) expenses;
2. The new lease shall be for a period being the balance of the surrendered registered Leases;
3. The lease shall be used bona fide for Agriculture purposes;
4. Rent shall be paid at the rate of five per centum (5%) per annum of the unimproved value of the land for the first ten (10) years of the land shall be reassessed every ten (10) years calculated from the date of commencement of the lease and the rent shall be determined at five per centum (5%) per annum of the unimproved value so assessed;
5. Existing improvements on the property including buildings for Agriculture purposes and these or similar improvements shall be maintained thereon in repairable husband like manner during the currency of the lease; and
6. The lessee will excise and surrender to the State such portion(s) of land, or grant easements over the same from time to time as deemed to be reasonable and required by the State for roads, electricity, water, reticulation, sewerage and drainage and telecommunication facilities. The Lessee shall have the right to be compensated under the *Land Act 1996* in respect of the excision and surrender of such portion(s) or grant of such easements through compulsory Acquisition under the same Act.

If you wish to proceed with the consolidation you are required to:—

- (1) Notify me in writing of your acceptance of the reservation, condition(s) and provision specified in the Notice.

Notice Under Section 130—*continued*

(2) Pay a total fee of Two Hundred & Ten (K210.00) Kina being:

- (i) Surrender fee: K10.00
- (ii) Surrender registration: K100.00
- (iii) Lease Preparation fee: K50.00 @ 4 Allots = K200.00

Total: K310.00

The provision of Section 130 of the *Land Act* 1996 shall apply to any new lease(s) that is granted to you upon surrender of leases over Portion 1056, Milinch Kranket, Fourmil Madang, Madang Province. File Reference: 13175/1056.

Dated this 13th day of February, 2009.

P.S. KIMAS, OL.,
A Delegate of the Minister for Lands & Physical Planning.