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PORT MORESBY, THURSDAY, 16th AUGUST

[2018

Land (Ownership of Freehold) Act 1976

PROPOSED APPROVAL OF SUBSTITUTE LEASE

NOTICE is hereby given that after the expiration of twenty eight (28) days from the date of the publication of this notice here off, it is my intention to grant to **Hotel Madang Limited**, P.O. Box 100, Madang, Madang Province, a Substitute Leases under Section 22 of the *Land (Ownership of Freehold) Act 1976* of the piece or parcel of land as described in the schedule hereto.

Excepting and reserving there the reservations implied in the relating to substitute lease by the set to hold unto lessee subject to the terms, restrictions and conditions (including those relating to terms and rentals) contained in the Act and Regulation thereunder to delete if not required.

SCHEDULE

All that pieces or parcels of Land known as Portions 238 & 241, Milinch-Kranket, Fourmil Madang, Madang Province contained in Certificate of Title Volume 12 Folio 61 in the Registrar of Titles Office.

Dated this 15th day of August, 2018.

Hon. J. TKATCHENKO, CBE, BEM, OL, MP,
Minister for Lands & Physical Planning.

Land (Ownership Of Freeholds) Act (Chapter 359)

NOTIFICATION OF GRANT OF SUBSTITUTE LEASE

I, **HON. JUSTIN TKATCHENKO, CBE, BEM, OL, MP**, Minister for Lands and Physical Planning, by virtue of the powers conferred by Section 22(1) of the *Land (Ownership of Freeholds) Act 1976* hereby grant to Hotel Madang Limited, P.O. Box 100, Madang, Madang Province, a substitute lease of that piece or parcel of land described in the schedule hereto in accordance with the following condition:

- (a) Term — Ninety-nine (99) years;

Notification Of Grant Of Substitute Lease — *continued*

- (b) Rent — Nil
- (c) Improvement Covenant — Nil;
- (d) The lessee will excise any easement over the same as may from time to time be reasonable required by the State for roads, electricity, water reticulation, sewerage and drainage or telecommunication facilities. The lessee shall have a right to compensation under the *Land Act* 1996 in respect of the excision and surrendered of such portion or grant of such easement as though there had been a compulsory acquisition of the same under that Act; and
- (e) The obligation on the part of the owner to recognize as such any public roads or rights of way or landing places subsisting on the said land.

SCHEDULE

All these land known as Portions 238 & 241, Milinch Kranket, Fourmil Madang, Madang Province contained in freehold titles Volume 12 Folio 61 registered in Registrar of Titles Office.

Dated this 15th day of August, 2018.

Hon. J. TKATCHENKO, CBE, BEM, OL, MP,
Minister for Lands & Physical Planning.

*Land (Ownership of Freehold) Act 1976***PROPOSED APPROVAL OF SUBSTITUTE LEASE**

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Excepting and reserving there the reservations implied in the relating to substitute lease by the set to hold unto lessee subject to the terms, restrictions and conditions (including those relating to terms and rentals) contained in the Act and Regulation thereunder to delete if not required.

SCHEDULE

All that pieces or parcels of Land known as Portions 239 & 240, Milinch Kranket, Fourmil Madang, Madang Province contained in Certificate of Title Volume 20 Folio 209 in the Registrar of Titles Office.

Dated this 15th day of August, 2018.

Hon. J. TKATCHENKO, CBE, BEM, OL, MP,
Minister for Lands & Physical Planning.

*Land (Ownership Of Freeholds) Act (Chapter 359)***NOTIFICATION OF GRANT OF SUBSTITUTE LEASE**

I, **HON. JUSTIN TKATCHENKO, CBE, BEM, OL, MP**, Minister for Lands and Physical Planning, by virtue of the powers conferred by Section 22(1) of the *Land (Ownership of Freeholds) Act 1976* hereby grant to Hotel Madang Limited, P.O. Box 100, Madang, Madang Province, a substitute lease of that piece or parcel of land described in the

Notification Of Grant Of Substitute Lease — *continued*

schedule hereto in accordance with the following condition:

- (a) Term — Ninety-nine (99) years;
- (b) Rent — Nil;
- (c) Improvement Covenant — Nil;
- (d) The lessee will excise any easement over the same as may from time to time be reasonable required by the State for roads, electricity, water reticulation, sewerage and drainage or telecommunication facilities. The lessee shall have a right to compensation under the *Land Act* 1996 in respect of the excision and surrendered of such portion or grant of such easement as though there had been a compulsory acquisition of the same under that Act; and
- (e) The obligation on the part of the owner to recognize as such any public roads or rights of way or landing places subsisting on the said land.

SCHEDULE

All these land known as Portions 239 & 240, Milinch Kranket, Fournil Madang, Madang Province contained in freehold titles Volume 20 Folio 209 registered in Registrar of Titles Office.

Dated this 15th day of August, 2018.

Hon. J. TKATCHENKO, CBE, BEM, OL, MP,
Minister for Lands & Physical Planning.