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[2005

THE PAPUA NEW GUINEA NATIONAL GAZETTE

The Papua New Guinea *National Gazette* is published sectionally in accordance with the following arrangements set out below.

THE PUBLIC SERVICES ISSUE.

The Public Services Issue contains notices concerning vacancies, transfers and promotions within the National Public Service. These issues are published monthly in the first week of each month.

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The General Notices Issue includes the date of the sittings of the National Parliament; Legislation (Acts assented to, Statutory Rules); Tenders etc. These issues are published weekly at 11.30 a.m. on Thursday.

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SPECIAL ISSUES.

Special Issues are made on urgent matters as required. They are provided at no extra cost to subscribers.

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SUBSCRIPTIONS.

| National Gazette | Papua New Guinea K | Asia - Pacific K | Other Zones K |
|------------------|--------------------------|---------------------|------------------|
| General | 110.00 | 212.94 | 212.94 |
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Payments for subscription fees or publication of notices, must be payable to:—

Government Printing Office,

P.O. Box 1280,

Port Moresby.

NOTICES FOR GAZETTAL.

“Notice for insertion” in the General Gazette must be received at the Government Printing Office, P.O. Box 1280, Port Moresby, before 12.00 on Friday, preceding the day of publication.

All notices for whatever source, must have a covering instruction setting out the publication details required.

The notice must be an original. Photostat or carbon copies are not accepted.

The notice should be typewritten (double-spaced) and one side of the paper only. Signatures in particular, and proper names must be shown clearly in the text.

Copies submitted not in accordance with these instructions will be returned unpublished.

PROCEDURE FOR GOVERNMENTAL SUBSCRIPTIONS.

Departments are advised that to obtain the Gazettes they must send their requests to:—

- (i) The Government Printing Office, P.O. Box 1280, Port Moresby, National Capital District.

PUBLISHING OF SPECIAL GAZETTES.

Departments authorising the publication of Special Gazettes are required to pay all printing charges under the instructions from the Manual of Financial Procedures Section 13.3 Sub-section 11.

K. KAI AH,
Government Printer.

*Land Act 1996***DECLARATION OF LAND AND GRANT OF LEASES**

PART XI-State Lease of Improved Government Land to the National Housing Corporation in accordance with the provisions of Sections 111 and 113 of the aforementioned Act notice is hereby given that:—

- (a) The pieces of land identified in the Schedule are land to which the Part XI of the *Land Act 1996* applies; and
(b) The leases over the land identified in the Schedule are hereby granted to the National Housing Corporation pending transfers to the persons entitled to purchase same.

SCHEDULE

| Sections | Allotments | Survey/Division | Provinces |
|----------|------------|-----------------|-----------|
| 19 | 06 | Boroko | NCD |
| 42 | 114 | Boroko | NCD |
| 77 | 15 | Boroko | NCD |
| 07 | 33 | Granville | NCD |
| 73 | 42 | Hohola | NCD |
| 77 | 02 | Hohola | NCD |
| 86 | 02 | Hohola | NCD |
| 147 | 43 | Hohola | NCD |
| 31 | 01 | Madang | Madang |

Dated this 11th day of February, 2005.

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

*Physical Planning Act 1989***NOTIFICATION OF ZONING OF PHYSICAL PLANNING AREA**

THE NATIONAL PHYSICAL PLANNING BOARD, by virtue of the powers conferred by Section 71 of the *Physical Planning Act 1989*, hereby gives notice of the zoning of the Physical Planning Area specified in the Schedule hereto.

The Zoning is specified in Column 2 of the Schedule, within the Physical Planning Area specified in Column 1, as depicted in plan specified in Column 3.

Plans specified in this notice are available for inspection at the Office of the Chief Physical Planner, Department of Lands & Physical Planning, Waigani and at the Office(s) specified in Column 4.

SCHEDULE

| Column 1 | Column 2 | Column 3 | Column 4 | Column 5 |
|------------------------|-----------------------------------------------|----------------------------------|-----------------------------------|--------------------------------|
| Physical Planning Area | Zone | Plan | Office where Plans are available | Gazetted Zoning Plan Index No. |
| Lae City | Rezoning for Public Institution to Commercial | Section 148, Lot 1, Sheet 1:4000 | DLPP Office, Aopi Centre Waigani. | 12-01(5)(1) |

Dated this 20th day of January, 2005 at Meeting No. 01/2005 of the National Physical Planning Board.

W. VELE,
Chairman, National Physical Planning Board.

Land Act 1996**LAND AVAILABLE FOR LEASING****A. APPLICANT:**

Applicants or Tenderers should note—

1. Full name (block letters), occupation and address;
2. If a Company, the proper Registered Company name and address of the Company representative;
3. If more than one person, the tenancy desired and, if tenancy in common, the division of shares.

Applicants or tenderers should note—

4. That a lease cannot be held in a name registered under the *Business Names Act* only; and
5. That in the case of death in joint tenancy, the deceased partner's interest vests in the surviving partner and, in the case of tenancy in common, the deceased partner's interest vests in his estate.

B. TYPE OF LEASE:

Leases provided for a Business, Residence, Pastoral, Agricultural, Mission or Special Purposes. State Leases may be granted for a maximum period of 99 years. Applicants should note that, in the case of land within physical planning areas the purpose of the lease must be in accordance with the zoning requirements of the *Physical Planning Act*.

C. PROPOSED PURPOSES, IMPROVEMENTS, ETC:

The applicant or tenderer should provide fullest details (on attachment if necessary) of his proposal for the lease including information on—

1. Financial status or prospects;
2. Details of other land holdings in Papua New Guinea including approximate value of improvements to these holdings;
3. Approximate value and type of proposed improvements to the land applied for;
4. Experience and abilities to develop the land;
5. Any other details which would support the application.

D. DESCRIPTION OF LAND:

To be used only when NOT in response to an advertisement. A brief description giving area and locality is required. A sketch plan should be provided on an attachment. Where possible the land parcel should be identified on a map published by the Department of Lands & Physical Planning.

In the case of Tenders or an advertisement of land available for leasing the description is to be inserted in the column provided under the heading "Tender or Land Available Preference".

E. TENDER OF LAND AVAILABLE PREFERENCE:

The preference should be clearly indicated. In cases where there are more than 20 preferences the additional preferences may be shown on attachment. The "Description" should give the Lot and Section number or the Portion number as shown in the *Gazette*. The "Amount Offered" column need only be completed in the case of tenders.

F. TENDERERS:

Tenderers should take particular note that a tender for an amount less than the reserve price is invalid and shall not be considered. The successful tenderer will be required to pay the full amount of the tender.

G. TOWN SUBDIVISION LEASES:

In addition to the requirements of the relevant sections above, an applicant or tenderer for a Town Subdivision Lease shall submit:

- (i) A preliminary proposal for the subdivision.
- (ii) A preliminary sketch plan of the proposed subdivision.
- (iii) Provisional proposals for subdivision surveys and installation of roads and drainage.

H. FEES:

- 1 All applications or tenders must be accompanied by a Registration of Application Fee. These are regulated as follows:—

| K | | | | K | | | |
|---------------------------------------------|------|------|--------|---------------------|------|------|-------|
| Residential high covenant | .... | .... | 50.00 | Mission Leases | .... | .... | 20.00 |
| Residential low-medium covenant | .... | .... | 20.00 | Agricultural Leases | .... | .... | 20.00 |
| Business and Special Purposes | .... | .... | 100.00 | Pastoral Leases | .... | .... | 20.00 |
| Leases over Settlement land (Urban & Rural) | .... | .... | 20.00 | | | | |

2. Following the grant of the lease, an additional fee of K50 (preparation of lease fee), and if surveyed, the survey fee as prescribed and, in the case of tender, the amount of the tender shall be payable within two months from the date of grant, ie. from the date of gazettal of the recommended lease holder in the *PNG National Gazette*.
3. If not surveyed, the payment of survey fee may be deferred until survey.

NOTE: If more than one block is required an additional Application Fee for each additional block must be paid.

GENERAL:

1. All applications must be lodged with the Secretary of Lands & Physical Planning;
2. All applications will be considered by the Land Board at a date which will be notified to the applicant and in the *National Gazette*.

Land Available for Leasing—continued*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 17/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****RESIDENTIAL (MEDIUM COVENANT) LEASE**

Location: Allotment 9, Section 156.

Area: 0.0834 Hectares.

Annual Rent: K550.00.

Reserve Price: K6,600.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (Medium Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Residence (Medium Covenant) Lease to a minimum value as to be determined by Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same minimum value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issue of lease.

Copies of Tender No: 17/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation Section of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

“This Advertisement only allows for Bonnie M.J. Kainge and not open to the general public due to improvements erected on the land Bonnie M.J. Kainge.”

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 18/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****BUSINESS (COMMERCIAL) LEASE**

Location: Allotment 7, Section 147.

Area: 0.0420 Hectares.

Annual Rent: K350.00.

Reserve Price: K4,200.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Commercial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Business (Commercial) purposes to a minimum value as to be determined by Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 18/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 19/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****BUSINESS (COMMERCIAL) LEASE**

Location: Allotment 8, Section 147.

Area: 0.0420 Hectares.

Annual Rent: K350.00.

Reserve Price: K4,200.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Commercial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being building for Business (Commercial) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 19/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

Land Available for Leasing—continued*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 20/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****BUSINESS (COMMERCIAL) LEASE**

Location: Allotment 11, Section 147.

Area: 0.0420 Hectares.

Annual Rent: K350.00.

Reserve Price: K4,200.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Commercial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Business (Commercial) purposes to a minimum value as to be determined by Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 20/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 21/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****BUSINESS (LIGHT INDUSTRIAL) LEASE**

Location: Allotment 2, Section 306.

Area: 0.1867 Hectares.

Annual Rent: K650.00.

Reserve Price: K7,800.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Light Industrial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Business (Light Industrial) purposes to a minimum value as to be determined by Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 21/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 22/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****BUSINESS (LIGHT INDUSTRIAL) LEASE**

Location: Allotment 3, Section 306.

Area: 0.1745 Hectares.

Annual Rent: K600.00.

Reserve Price: K7,200.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Light Industrial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being building for Business (Light Industrial) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 22/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

Land Available for Leasing—continued*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 23/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****BUSINESS (LIGHT INDUSTRIAL) LEASE**

Location: Allotment 4, Section 306.

Area: 0.1237 Hectares.

Annual Rent: K450.00.

Reserve Price: K5,400.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Light Industrial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Business (Light Industrial) purposes to a minimum value as to be determined by Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 23/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 24/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****RESIDENTIAL (LOW COVENANT) LEASE**

Location: Allotment 3, Section 95.

Area: 0.0546 Hectares.

Annual Rent: K350.00.

Reserve Price: K4,200.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (Low Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Residence (Low Covenant) lease to a minimum value as to be determined by Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same minimum value shall be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 24/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

"This Advertisement only allows for Tomimie Damin, John Damin and Mariam Damin and not open to the general public due to improvements erected on the land Tomimie Damin, John Damin and Miriam Damin."

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 25/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****BUSINESS (COMMERCIAL) LEASE**

Location: Allotment 73, Section 336.

Area: 0.0450 Hectares.

Annual Rent: K400.00.

Reserve Price: K4,800.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Commercial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being building for Business (Commercial) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 25/2005 and plans will be displayed on the Notice Boards at Department of Lands & Physical Planning Office, Lae; the Provincial Administration Office, Lae and Lae City Council Chamber, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

Land Available for Leasing—continued*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 26/2005—TOWN OF VANIMO—WEST SEPIK PROVINCE—(NORTHERN REGION)****RESIDENTIAL (HIGH COVENANT) LEASE**

Location: Allotment 5, Section 30.

Area: 0.0540 Hectares.

Annual Rent: K125.00.

Reserve Price: K1,560.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (High Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Residential (High Covenant) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 26/2005 and plans will be displayed on the Notice Boards at the Division of Lands Office Vanimo; Provincial Administration Notice Board Vanimo; Vanimo District Office Notice Board; the Vanimo Council Chambers Notice Board, West Sepik Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 27/2005—TOWN OF VANIMO—WEST SEPIK PROVINCE—(NORTHERN REGION)****RESIDENTIAL (HIGH COVENANT) LEASE**

Location: Allotment 23, Section 30.

Area: 0.0817 Hectares.

Annual Rent: K165.00.

Reserve Price: K1,980.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (High Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Residential (High Covenant) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 27/2005 and plans will be displayed on the Notice Boards at the Division of Lands Office Vanimo; Provincial Administration Notice Board Vanimo; Vanimo District Office Notice Board; the Vanimo Council Chambers Notice Board, West Sepik Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 28/2005—TOWN OF VANIMO—WEST SEPIK PROVINCE—(NORTHERN REGION)****RESIDENTIAL (HIGH COVENANT) LEASE**

Location: Allotment 24, Section 30.

Area: 0.0950 Hectares.

Annual Rent: K170.00.

Reserve Price: K2,040.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (High Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being building for Residential (High Covenant) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 28/2005 and plans will be displayed on the Notice Boards at the Division of Lands Office Vanimo; Provincial Administration Notice Board Vanimo; Vanimo District Office Notice Board; the Vanimo Council Chambers Notice Board, West Sepik Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

Land Available for Leasing—continued*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 29/2005—TOWN OF VANIMO—WEST SEPIK PROVINCE—(NORTHERN REGION)****RESIDENTIAL (HIGH COVENANT) LEASE**

Location: Allotment 28, Section 26.

Area: 0.0450 Hectares.

Annual Rent: K105.00.

Reserve Price: K1,260.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (High Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Residential (High Covenant) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 29/2005 and plans will be displayed on the Notice Boards at the Division of Lands Office Vanimo; Provincial Administration Notice Board Vanimo; Vanimo District Office Notice Board; the Vanimo Council Chambers Notice Board, West Sepik Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 30/2005—TOWN OF VANIMO—WEST SEPIK PROVINCE—(NORTHERN REGION)****RESIDENTIAL (HIGH COVENANT) LEASE**

Location: Allotment 28, Section 25.

Area: 0.0662 Hectares.

Annual Rent: K150.00.

Reserve Price: K1,800.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (High Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Residential (High Covenant) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 30/2005 and plans will be displayed on the Notice Boards at the Division of Lands Office, Vanimo; Provincial Administration Notice Board, Vanimo; Vanimo District Office Notice Board; the Vanimo Council Chambers Notice Board, West Sepik Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 31/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****RESIDENTIAL (HIGH COVENANT) LEASE**

Location: Allotment 27, Section 300.

Area: 0.0614 Hectares.

Annual Rent: K700.00.

Reserve Price: K8,400.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Residential (High Covenant) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being building for Residential (High Covenant) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 31/2005 and plans will be displayed on the Notice Boards at the Division of Lands Office Lae; Provincial Administration Notice Board Lae; the Lae City Council Chambers Notice Board, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

Land Available for Leasing—continued*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 32/2005—TOWN OF MADANG—MADANG PROVINCE—(NORTHERN REGION)****BUSINESS (LIGHT INDUSTRIAL) LEASE**

Location: Allotment 34, Section 10.

Area: 0.1186 Hectares.

Annual Rent: K1,500.00.

Reserve Price: K18,000.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Light Industrial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Business (Light Industrial) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 32/2005 and plans will be displayed on the Notice Boards at the Division of Lands & Physical Planning Office Madang, Provincial Administration Notice Board Madang, The Madang Town Council Chambers Notice Board Madang, Madang Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 33/2005—TOWN OF MADANG—MADANG PROVINCE—(NORTHERN REGION)****BUSINESS (LIGHT INDUSTRIAL) LEASE**

Location: Allotment 35, Section 10.

Area: 1.1287 Hectares.

Annual Rent: K1,600.00.

Reserve Price: K19,200.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Light Industrial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being buildings for Business (Light Industrial) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 33/2005 and plans will be displayed on the Notice Boards at the Division of Lands & Physical Planning Office Madang, Provincial Administration Notice Board Madang, The Madang Town Council Chambers Notice Board Madang, Madang Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 34/2005—TOWN OF POPONDETTA—ORO PROVINCE—(NORTHERN REGION)****BUSINESS (LIGHT INDUSTRIAL) LEASE**

Location: Allotment 4, Section 32.

Area: 0.2000 Hectares.

Annual Rent: K700.00.

Reserve Price: K8,000.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Light Industrial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being building for Business (Light Industrial) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 34/2005 and plans will be displayed on the Notice Boards at the Division of Lands & Physical Planning Office Popondetta, Provincial Administration Notice Board Popondetta, The Popondetta Town Council Chambers Notice Board, Oro Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

Land Available for Leasing—continued*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 35/2005—TOWN OF POPONDETTA—ORO PROVINCE—(NORTHERN REGION)****BUSINESS (LIGHT INDUSTRIAL) LEASE**

Location: Allotment 5, Section 32.

Area: 0.2100 Hectares.

Annual Rent: K700.00.

Reserve Price: K8,400.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) Survey;
- (b) The lease shall be bona fide for Business (Light Industrial) purpose;
- (c) The lease shall be for a term of Ninety-nine (99) years;
- (d) Rent shall be re-assessed by the due process of law;
- (e) Improvements being building for Business (Light Industrial) purposes to a minimum value as to be decided by the Land Board shall be erected on the land within five (5) years from the date of grant and these or similar improvements to the same value be maintained thereon in good repair during the currency of the lease;
- (f) Excision of easements for electricity, water, power, drainage and sewerage reticulation.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 35/2005 and plans will be displayed on the Notice Boards at the Division of Lands & Physical Planning Office Popondetta, Provincial Administration Notice Board Popondetta, The Popondetta Town Council Chambers Notice Board, Oro Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*(Closing Date: Tender closes at 3.00 p.m., on Wednesday, 4th May, 2005)***TENDER No. 36/2005—CITY OF LAE—MOROBE PROVINCE—(NORTHERN REGION)****SPECIAL (HOTEL) LEASE**

Location: Allotment 1, Section 360.

Area: 3.5850 Hectares.

Annual Rent: K58,250.00.

Reserve Price: K699,000.00.

Improvements and Conditions: The lease shall be subject to the following conditions:

- (a) The lease shall be bona fide for Business (Commercial and specifically for Hotel) purposes and shall be for a period of Ninety-nine (99) years;
- (b) The lessee shall submit for approval in principle by the Morobe Provincial Physical Planning Board a development proposal within six (6) months after the registration of the lease title;
- (c) The lessee shall submit for full planning approval by the Morobe Provincial Physical Planning Board the detailed building plans together with landscaping proposal within twelve (12) months after the registration of the lease title;
- (d) The Morobe Provincial Physical Planning Board may from time to time when appropriate subject any of its approval to provision under Section 81 of the *Physical Planning Act 1989* requirements;
- (e) The lessee shall commence the construction of the Hotel building and other associated infrastructure works within six (6) years after the registration of the lease title;
- (f) The lessee shall be responsible for the construction of any roads and footpaths within the site and associated drainage, culverting shoulders and inverts in accordance with plans and specifications prepared by a competent Engineer and submitted to and approved by the City Engineer from the Lae Urban Local Level Government;
- (g) Water reticulations and sewerage shall be in accordance with plans and specifications prepared by a competent Engineer and submitted to and approved by the National and Provincial Water Board Agencies;
- (h) Electricity reticulations shall be in accordance with plan and specifications lay down by PNG Power;
- (i) Telecommunications reticulations shall be connected in accordance with plans and specifications laid down by Telikom;
- (j) The lessee shall not sell or transfer the lease or an interest thereof as a part of a business undertaking, including the sale of a company or corporation under which the land has been leased to unless all terms and conditions of the lease aforesaid have been met;
- (k) Where a company or a corporation is due to sold, transferred or liquidated any unimproved leases held by such a company or corporation must in the first instance become forfeited to the State forthwith.

Note:—The Reserve Price is the minimum amount which will be accepted for tender. This amount or any higher amount offered will have to be paid by the successful applicant prior to the issuance of the lease.

Copies of Tender No: 36/2005 and plans will be displayed on the Notice Boards at the Division of Lands & Physical Planning Office, Lae; Provincial Administration Notice Board, Lae; the Lae City Council Chambers Notice Board, Lae, Morobe Province.

They may also be examined in the Land Allocation and Land Board Section (Momase Region) of the Department of Lands and Physical Planning Headquarters (2nd Floor, Aopi Center), National Capital District.

*Land Groups Incorporation Act (Chapter 147)***NOTICE OF LODGEMENT OF AN APPLICATION FOR
RECOGNITION AS AN INCORPORATED LAND GROUP****ILG No. 10768**

PURSUANT to Section 33 of the *Land Groups Incorporation Act*, notice is hereby given that I have received an application of a customary group of persons as an incorporated land group to be known by the name of:—

Kibiri Omoine Land Group Inc.

The said group claims the following qualifications for recognition as an incorporated land group:—

- (1) Its members belong to the Aimahe Village.
- (2) Its members regard themselves and are regarded by other members of the said clan as bound by the common customs and beliefs.
- (3) It owns customary land in Kikori Local Level Government Area, Gulf Province.

Dated this 14th day of February, 2005.

M. TOLA,
A Delegate of the Registrar of Incorporated Land Groups.

*Land Groups Incorporation Act (Chapter 147)***NOTICE OF LODGEMENT OF AN APPLICATION FOR
RECOGNITION AS AN INCORPORATED LAND GROUP****ILG No. 10795**

PURSUANT to Section 33 of the *Land Groups Incorporation Act*, notice is hereby given that I have received an application of a customary group of persons as an incorporated land group to be known by the name of:—

Pekuma Land Group Inc.

The said group claims the following qualifications for recognition as an incorporated land group:—

- (1) Its members belong to the Barisari Village.
- (2) Its members regard themselves and are regarded by other members of the said clan as bound by the common customs and beliefs.
- (3) It owns customary land in Oro Bay Local Level Government Area, Oro Province.

Dated this 15th day of March, 2005.

M. TOLA,
A Delegate of the Registrar of Incorporated Land Groups.

*Land Groups Incorporation Act (Chapter 147)***NOTICE OF LODGEMENT OF AN APPLICATION FOR
RECOGNITION AS AN INCORPORATED LAND GROUP****ILG No. 10796**

PURSUANT to Section 33 of the *Land Groups Incorporation Act*, notice is hereby given that I have received an application of a customary group of persons as an incorporated land group to be known by the name of:—

Sangapa Land Group Inc.

The said group claims the following qualifications for recognition as an incorporated land group:—

- (1) Its members belong to the Barisari Village.
- (2) Its members regard themselves and are regarded by other members of the said clan as bound by the common customs and beliefs.
- (3) It owns customary land in Oro Bay Local Level Government Area, Oro Province.

Dated this 15th day of March, 2005.

M. TOLA,
A Delegate of the Registrar of Incorporated Land Groups.

*Land Groups Incorporation Act (Chapter 147)***NOTICE OF LODGEMENT OF AN APPLICATION FOR
RECOGNITION AS AN INCORPORATED LAND GROUP****ILG No. 10797**

PURSUANT to Section 33 of the *Land Groups Incorporation Act*, notice is hereby given that I have received an application of a customary group of persons as an incorporated land group to be known by the name of:—

Oneite Gomba Land Group Inc.

The said group claims the following qualifications for recognition as an incorporated land group:—

- (1) Its members belong to the Barisari Village.
- (2) Its members regard themselves and are regarded by other members of the said clan as bound by the common customs and beliefs.
- (3) It owns customary land in Oro Bay Local Level Government Area, Oro Province.

Dated this 15th day of March, 2005.

M. TOLA,
A Delegate of the Registrar of Incorporated Land Groups.

*Land Groups Incorporation Act (Chapter 147)***NOTICE OF LODGEMENT OF AN APPLICATION FOR
RECOGNITION AS AN INCORPORATED LAND GROUP****ILG No. 10833**

PURSUANT to Section 33 of the *Land Groups Incorporation Act*, notice is hereby given that I have received an application of a customary group of persons as an incorporated land group to be known by the name of:—

Pinehi Aukiri Land Group Inc.

The said group claims the following qualifications for recognition as an incorporated land group:—

- (1) Its members belong to the Ubuo Village.
- (2) Its members regard themselves and are regarded by other members of the said clan as bound by the common customs and beliefs.
- (3) It owns customary land in West Kikori Local Level Government Area, Gulf Province.

Dated this 15th day of March, 2005.

M. TOLA,
A Delegate of the Registrar of Incorporated Land Groups.

*Land Groups Incorporation Act (Chapter 147)***NOTICE OF LODGEMENT OF AN APPLICATION FOR
RECOGNITION AS AN INCORPORATED LAND GROUP****ILG No. 10816**

PURSUANT to Section 33 of the *Land Groups Incorporation Act*, notice is hereby given that I have received an application of a customary group of persons as an incorporated land group to be known by the name of:—

Iriso Poyo Land Group Inc.

The said group claims the following qualifications for recognition as an incorporated land group:—

- (1) Its members belong to the Uiaku Village.
- (2) Its members regard themselves and are regarded by other members of the said clan as bound by the common customs and beliefs.
- (3) It owns customary land in Tufi Local Level Government Area, Oro Province.

Dated this 15th day of March, 2005.

M. TOLA,
A Delegate of the Registrar of Incorporated Land Groups.

*Land Groups Incorporation Act (Chapter 147)***NOTICE OF LODGEMENT OF AN APPLICATION FOR
RECOGNITION AS AN INCORPORATED LAND GROUP****ILG No. 10838**

PURSUANT to Section 33 of the *Land Groups Incorporation Act*, notice is hereby given that I have received an application of a customary group of persons as an incorporated land group to be known by the name of:—

Elomi-Vovori Land Group Inc.

The said group claims the following qualifications for recognition as an incorporated land group:—

- (1) Its members belong to the Manumu Village.
- (2) Its members regard themselves and are regarded by other members of the said clan as bound by the common customs and beliefs.
- (3) It owns customary land in Koiari Local Level Government Area, Central Province.

Dated this 15th day of March, 2005.

M. TOLA,
A Delegate of the Registrar of Incorporated Land Groups.

*Land Registration Act (Chapter 191)***ISSUE OF OFFICIAL COPY OF STATE LEASE**

NOTICE is hereby given that after the expiration of fourteen clear days from the date of publication of this Notice, it is my intention to issue an Official Copy of State Lease referred to in the Schedule below under Section 162 of *Land Registration Act (Chapter 191)*, it having been shown to my satisfaction that the registered proprietor's copy has been lost or destroyed.

SCHEDULE

State Lease Volume 26, Folio 197 evidencing a leasehold estate in all that piece or parcel of land known as Allotment 9, Section 40, Madang containing an area of 0.0800 hectares more or less the registered proprietor of which is Herman Martin Klink.

Dated this 4th day of March, 2005.

M. TOLA,
Deputy Registrar of Titles.

*Land Registration Act (Chapter 191)***ISSUE OF OFFICIAL COPY OF STATE LEASE**

NOTICE is hereby given that after the expiration of fourteen clear days from the date of publication of this Notice, it is my intention to issue an Official Copy of State Lease referred to in the Schedule below under Section 162 of *Land Registration Act (Chapter 191)*, it having been shown to my satisfaction that the registered proprietor's copy has been lost or destroyed.

SCHEDULE

State Lease Volume 39, Folio 105 evidencing a leasehold estate in all that piece or parcel of land known as Portion 510, Milinch Megigi, Fourmil Talasea, West New Britain Province containing an area of 6.1400 hectares more or less the registered proprietor of which is Mabiak Wapidua.

Dated this 18th day of March, 2005.

M. TOLA,
Deputy Registrar of Titles.

*Savings and Loan Societies (Amendment) Act 1995 (Chapter 141)***APPOINTMENT OF LIQUIDATOR**

I, Benny B. M. Popoitai, Acting Registrar of the Bank of Papua New Guinea, by virtue of the powers conferred to me by the *Central Banking Act 2000* as amended, and all other powers enabling me and being satisfied that in the best interest of the members, hereby appoint Darius B. Kombe as Liquidator of the Morobe Savings and Loan Society Limited pursuant to Section 52 of the *Savings and Loan Societies (Amendment) Act 1995 (Chapter 141)* to take effect from the date of publication of this Gazettal Notice.

Dated this 16th day of March, 2005.

B.B.M. POPOITAI, MBE.,
Acting Registrar of Savings and Loan Societies.