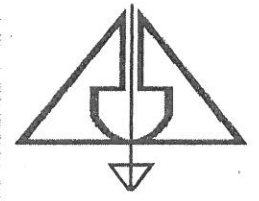




# DEPARTMENT OF LANDS & PHYSICAL PLANNING

## PUBLIC NOTICE

GENERAL PUBLIC IS HEREBY ADVISED THAT PURSUANT TO SECTION 209 AND 210 OF THE CONSTITUTION THE FOLLOWING FEES AND CHARGES HAVE BEEN REVIEWED AND WERE MADE EFFECTIVE AS OF 01<sup>ST</sup> JANUARY, 2015. HOWEVER, DUE TO TECHNICAL DELAYS THE REVIEWED FEES WERE NOT IMPLEMENTED. WE NOW ADVISE THE GENERAL PUBLIC THAT AS OF THE DATE OF THIS PUBLICATION, THE NEW FEES AND CHARGES WILL BE EFFECTED.



### "SCHEDULE 1 - FEES

DESCRIPTION OF FEE/CHARGE	FEES FROM 01/01/2015 (Kina)
<b>LEASE APPLICATION FEES</b>	
(a) Settlement Schemes – Agriculture and Residential Lease	50.00
(b) Urban Development Lease	2,000.00
(c) Tenders or Application for State Lease :-	
(i) Business/ Commercial/Special Purposes;	200.00
(ii) Residential High Covenant:	
(A) Category R4 – R3	3,000.00
(B) Category R3 – R2; and	3,000.00
(C) Category R2 – R1.	2,500.00
(iii) Residential Low-Medium Covenant:-	
(A) Medium Covenant; and	1,000.00
(B) Low Covenant	200.00
(iv) Lease over Settlement Land (Urban & Rural)	200.00
(v) Mission Leases	1,000.00
(vi) Pastoral or Agriculture Leases	500.00
(vii) Special Agriculture and Business Leases	5,000.00
(d) Consolidation of Leases	200.00
(e) Subdivision of Leases	200.00
(f) Creation of a land file	50.00
<b>2. OTHER FEES</b>	
(a) Reduction of Residential Lease Rental	100.00
(b) Variation of Purpose or Relaxation of Covenant for State Leases;	
(i) Business/Commercial/Special Purpose	200.00
(ii) Residential High Covenant	200.00
(iii) Residential low Covenant	100.00
(iv) Agriculture Lease	100.00
(v) Land Board Appeal Fees	2,000.00
(vi) Lodgment Fees/Ministerial Approval	300.00
(vii) Land Act	50.00
(c) Valuers Registration Fees	1,000.00
(d) Valuation Fees 100.00	
(e) Valuation Objection Fees	200.00
(f) Land File Search Fees	50.00
(g) For the making of a photographic reproduction of a document in the custody of the Registrar, per page, or the production of a document or application for each folio after the first.	5.00
(h) Land information Search Fee	2.00
<b>3. LICENCE FEES</b>	
(a) License for land not in a declared township ( first 5 hectare) then K5 for each 5 hectare above first 5 hectare	200.00
(b) Other Licenses 800.00	
<b>4. LEASE PREPARATION FEES</b>	
	100.00
<b>5. COVEYANCE CHARGES/REGISTRATION OF TITLES</b>	
(a) Transfers, Contracts of Sales, Agreement of Sale and Transfer	300.00
(b) Land dealing creating Rights, Interest Privileges in, over or in connection with land	100.00

Dated this 18th day of November, 2014

GOVERNOR GENERAL

### "SCHEDULE 2 - FEES

Item No.	DESCRIPTION OF FEES/CHARGES	FEES FROM 01/01/2015 (Kina)
1.	Contribution to assurance fund on transmission by will or intestacy	0.5% of value of the estate or interest with a minimum of K100.00
2.	For preparation of any instrument of title or copy of an instrument of title by the Registrar	500.00
3.	On the production of any instrument by virtue of which a person seeks to become registered as proprietor of an estate or interest in land.	200.00
4.	On the production of an instrument or application seeking the making of an entry in a register evidencing the extinguishment of an estate or interest in land.	200.00
5.	Cancellation/withdrawal of Entries on Title	200.00
6.	For the making of an entry in a folio of a register for each folio after the first.	100.00
7.	On re-examination of a document that a previous was not in the opinion of the Registrar in registrable form or was not then discretion, waives the fee in whole or in part.	100.00
8.	For the making of a photographic of a document in the custody of the Registrar.	50.00
9.	For certification by the Registrar of a copy a document in the custody of the Registrar.	50.00
10.	Court Order. For a search of a folio or document.	100.00
11.	Journal Search Fees. On the presentation of a subpoena to produce documents.	100.00
12.	Miscellaneous Fees. Upon production for registration or deposit of any document or plan a fee for the production of which is not otherwise provided.	200.00
13.	For any application, matter, act, or thing required or authorized to be made or done to or by the Registrar for which a fee is not specified.	200.00
14.	For a search of the Journal of Transactions.	100.00

Dated this 18th day of November, 2014

GOVERNOR GENERAL

### "SCHEDULE 3 - FEES

DESCRIPTION OF FEE/CHARGE	FEES FROM 01/01/2015 (Kina)
(a) All Basic Application Fees	100.00
(b) Application of Sub-Division or consolidation of land	300.00 (However, 20 allotments and over to be paid maximum of K5,000)
(c) Application of Planning Permission for Development in Redevelopment Zone	
(i) One Residential Unit	100.00
(ii) Each additional Residential Unit	100.00
(iii) Each square meter in Commercial Building	10.00
(iv) An industrial Building exceeding 1000square meter or part thereof	300.00
(d) Certificate of deemed permission	100.00
(e) Application for non-Conforming Use	1,000.00

(f)	Unauthorized entry development fee or penalty	10,000.00
(g)	Fees or penalties for obstruction by lease holders from an authorized entry into properties	5,000.00
(h)	Application for involving Zoning of land	500.00
(i)	Fee for Certificate of Conforming use under Section (72)(1)(a) or Section 72(2)(a) of the Physical Planning Act 1989	100.00
(j)	Physical Planning Tribunal Appeals	5,000.00

Dated this 18th day of November, 2014

GOVERNOR GENERAL

### "SCHEDULE 4 - FEES

DESCRIPTION OF FEES/CHARGES	FEES FROM 01/01/2015 (Kina)
1. Alteration to the valuation of a parcel of land	50.00
2. Certified copy of particulars in Valuation Roll	50.00
3. Certified copy of Valuation Roll or portion of a valuation roll	50.00
4. Lodging objections to valuations	100.00
5. Valuations:	
(a) Where value of the property does not exceed K 5,000.00 For each additional K 1,000 or part of K 1,000 where value of property:	100.00
- exceeds K 5,000 but does not exceed K 20,000	20.00
- exceeds K 20,000 but does not exceed K 50,000	17.00
- exceeds K 50,000 but does not exceed K 100,000	15.00
- exceeds K 100,000 but does not exceed K 500,00	12.00
- exceeds K 500,00	10.00
(b) Rental Assessments based on gross annual rental value where value of rental does not exceed K 1,000	100.00
For each additional K 1,000 or part of K 1,000 rental per annum:	
- Exceeds K 1,000 but does not exceed K 20,000	50.00
- Exceeds K 20,000 but does not exceed K 40,000	30.00
- Exceeds K 40,000	25.00
(c) Acquisition and resumptions for statutory purpose and for the purpose of subdivision IV.I.D of the Act where value of property does not exceed K 5,000	30.00
For each additional K 1000 or part of K 1000 where value of property-	
- Exceeds K 5,000 but does not exceed K 50,000	
- Exceeds K 50,000 but does not exceed K 100,000	
- Exceeds K 100,000 but does not exceed K 500,000	
- Exceeds K 50,000	
(d) Preparation of Certificate:	
- For each of foilscape page	
- Plus time expended form drafting plans per hour	100.00
6. Official Valuers' Service	
(a) Acting as attributer pursuant to a lease or a similar instrument or as referee in a dispute between parties	
- For each half day or part engaged on hearings	250.00
- Time spent in arbitration at rate per hour or part hour	50.00
(b) Attendance at court, including waiting and all other work that may be incurred in preparation of a case – per half day or part half day	250.00
(c) When an Official valuer's service are required beyond a radius of 45km of a valuation office-travelling expense or actual fares paid or if no fares paid per km each way over the most practical route	
(d) Where an official value is required to produce evidence in support of a valuation, in addition to the fee under item 5 – per half day or part half day	250.00
7. Miscellaneous Valuations	
(a) For valuation of plant, machinery, furniture and effects and livestock where the value of the goods:	
- Does not exceed K 2,000	100.00
- Exceeds K 2,000	
Where the valuation of goods is made in conjunction with a valuation of land, the minimum fee of K100 does not apply in relation to the goods	5% of the first K 2,000 and 3% for extra amount above K 2,000
8. Fees Payable to Value's Registration Board	
(a) Application for registration as a valuer	200.00
(b) Issue of certificate of registration	100.00
(c) Application for re-registration as a valuer	1,000.00
9. Fees Payable by Local Authorities	
The fee payable by a local authority for each copy of a valuation roll under section 53(3) of the Act is a sum calculated and payable in accordance with the following scale	
- For every valuation of rateable land	5.00
In addition to the amount calculated in accordance with this scale, the local authority shall pay annually during such period to the Valuer General in respect to the copy of the valuation roll a further sum equal to 20% of the amount. The local authority shall pay the fee to the Valuer General not later than 30 September in each year, or on such other day as the Valuer General directs. The minimum sum payable by a local authority in any one year is K 300.	
10. Transportation Expenses	
The fee for the most practical direct route by motor vehicle from the Valuers' headquarters to the property to be valued	
- Per km each way	5.00
The cost under this item shall be apportioned pro data where more than one valuation is under taken on the same journey.	
11. Travelling and Waiting Time	
Travelling by the most practical route and necessary waiting time	50.00
- Per hour or part hour	
12. Notice of Change of Ownership (NCOs)	10.00

Dated this 18th day of November, 2014

GOVERNOR GENERAL

All queries regarding this notice should be channeled through the Policy & Legal Services Division on 301 3119 or 301 3127. This schedule is also available on our website: [www.lands.gov.pg](http://www.lands.gov.pg) Business Phone: 301 3119 / 7758 8952 Fax: 2354015 Address: PO Box 5665, Boroko, NCD, PNG. Location: Eda Tano Haus, 2nd Floor Waigani Drive.

Authorized By:  
ROMMILY KILA PAT – SECRETARY