



DEPARTMENT OF LANDS AND PHYSICAL PLANNING



Land Act 1996
APPLICATION OR TENDER FORM
(Cheque or attachment to be pinned to Form)

Advertisement Number (if any) _____

A. (1) Application (Names in Full) _____
(2) Occupation _____
(3) Address _____
_____ Phone: N/A _____

B. Type of lease applied _____

Proposed Purpose, Improvements and other Details (stating values of Improvements)

D. Description of Land (use only if not in response to an advertisement) _____

(Sketch plan to be provided on an attachment).

E. Tender or Land Available Preference (additional preference on attachment if necessary).

Preference	Description (Lot and Section or Portion Number)	Amount Offered	Town	Province
1st				
2nd				
3rd				

OFFICE USE ONLY

FILE :
Receipt No:
Amount:
Date:

.....
Signature of Applicant
Date:

(Over)

NOTE:-

A. APPLICANT:

Applicants or Tenderers should note--

1. Full name (block letters), occupation and personal postal 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 Tenders 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/her estate.

B. TYPE OF LEASE

Leases provided for are Business, Residence, Pastoral, Agricultural, Mission, Special Purposes and Urban Development Leases. With the exception of Urban Development Leases, State Lease may be granted for a maximum period of 99 years. Urban Development Leases, have a maximum duration of 5 years. Any application of town land, the purpose of the lease must be in accordance with the zoning as declared under the Town Planning Act.

C. PROPOSED PURPOSES, IMPROVEMENTS, ETC.

The applicant or Tenderer should provide fullest details (on attachment if necessary) of and for the lease including information on--

1. Financial status or prospects;
2. Details of other land holdings in PNG including, approximately the 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; and
5. Any other details which would support the application.

D. DESCRIPTION OF LAND:

To be used only if 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 Lands Department. 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".

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E. TENDER OR LAND AVAILABLE PREFERENCE:

The Preference should be clearly indicated. In cases where there are more than three (3) 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 (being 60% of the unimproved value of the land) is invalid and shall not be considered. The successful tenderer will be required to pay the full amount of the tender.

G. URBAN DEVELOPMENT LEASES (UDL)

In addition to the requirements of the relevant sections above, an applicant or tenderer for a Urban Development Lease shall submit.

- (i) A preliminary proposal for the Urban Development Lease (UDL)
- (ii) A preliminary sketch plan of the proposed Urban Development Lease (UDL)
- (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 follows:

(i) Urban Development Lease	K500.00	(vi) Mission Lease	K20.00
(ii) Residential High Covenant	50.00	(vii) Agricultural Leases	K20.00
(iii) Residential Low Medium Covenant	25.00	(viii) Pastoral Leases	K20.00
(iv) Business/Commercial/Special Purposes	100.00	(vix) Special Agricultural & Business Lease.	K10.00
(v) 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 (2) months from the date of grant, ie, from the date of gazettal of 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.

1. GENERAL:

- (1) All applications must be lodged with the Secretary of Lands.
- (2) All applications without the required fee will be considered as informal.
- (3) All applications will be considered by the Land Board at a date which will be notified to the application and in the National Gazette.