

NOTICE TO SURVEYORS T4/99

VESTINGS ON STRATA PLANS Under Section 20A T P & D Act 1928

The 1996 amendments to the Town Planning & Development Act has allowed for automatic vesting of land under Section 20A of that Act when registering a strata plan. This has caused a requirement for the Form 3 within that plan to provide for listing of any certificate of title issued for vesting land.

A lot to vest will be listed in its correct numerical sequence without any unit entitlement shown against that lot number.

A pedestrian accessway, right of way or other vesting land without a lot number will be listed as the last entries in the "Lot No" column of the Form 3, after the highest number lot. No unit entitlement value will be granted to this land.

This information should be placed on the form 3 before it is certified by the valuer.

This one point of display for all titles issuing on registration of the strata plan will make searching of the plan easier for all involved.

For Example:

Strata/Survey-Strata Plan No. 123456							
Schedule of Unit Entitlement		Office Use Only		Schedule of Unit Entitlement		Office Use Only	
1	60						
2	40						
CP3							
4							
PAW				Aggregate	100		

ERIC HORLIN
A/INSPECTOR OF PLANS AND SURVEYS
27th JULY 1999