

Dealing Number



OFFICE USE ONLY

Privacy Statement

Collection of this information is authorised by the Land Title Act 1994 the Land Act 1994 and the Water Act 2000 and is used to maintain the publicly searchable registers in the land registry and the water register. For more information about privacy in DNRM see the department's website.

1. Nature of request

Request to Record New Community Management Statement for Body Corporate for Damalis Court Community Title Scheme 5352

Lodger (Name, address, E-mail & phone number)

Russells
GPO Box 1402
Brisbane QLD 4001
Email: mail@RussellsLaw.com.au
Ph: 07 3004 8888
Ref: TEK:20131167

Lodger Code

BE121A

2. Lot on Plan Description

County

Parish

Title Reference

The Common Property of Damalis Court Community Title Scheme 5352

Stanley

Yeerongpilly

19209987

3. Registered Proprietor/State Lessee

Body Corporate for Damalis Court Community Title Scheme 5352

4. Interest

Not Applicable

5. Applicant

Body Corporate for Damalis Court Community Title Scheme 5352

6. Request

I hereby request that: the New Community Management Statement deposited herewith which amends Schedule C of the existing Community Management Statement be recorded as the Community Management Statement for Damalis Court Community Title Scheme 5352

7. Execution by applicant

19/03/2014
Execution Date

Teresa Eleanor Kearney
Applicant's or Solicitor's Signature
Teresa Eleanor Kearney, Solicitor

Note: A Solicitor is required to print full name if signing on behalf of the Applicant

THIS STATEMENT MUST BE LODGED TOGETHER WITH A FORM 14 GENERAL REQUEST AND IN THE CASE OF A NEW STATEMENT MUST BE LODGED WITHIN THREE (3) MONTHS OF THE DATE OF CONSENT BY THE BODY CORPORATE

Office use only
CMS LABEL NUMBER

This statement incorporates and must include the following:

- Schedule A - Schedule of lot entitlements
- Schedule B - Explanation of development of scheme land
- Schedule C - By-laws
- Schedule D - Any other details
- Schedule E - Allocation of exclusive use areas

1. **Name of community titles scheme**
Damalis Court Community Title Scheme 5352

2. **Regulation module**
Accommodation

3. **Name of body corporate**
Body Corporate for Damalis Court Community Title Scheme 5352

4. **Scheme land**

Lot on Plan Description	County	Parish	Title Reference
Common Property for Damalis Court Community Title Scheme 5352	Stanley	Yeerongpilly	1920/9987
Lot 1 to 28 in BUP 9987	Stanley	Yeerongpilly	17513087 to 17513114
Lot 29 in BUP 9987	Stanley	Yeerongpilly	18090108
Lot 30 to 38 in BUP 9987	Stanley	Yeerongpilly	17513116 to 17513124

5. ***Name and address of original owner**
Not Applicable

6. **Reference to plan lodged with this statement**
Not Applicable

first community management statement only

7. **Local Government community management statement notation**

Not applicable pursuant to section 60(6) of the Body Corporate and Community Management Act 1997

.....signed

..... name and designation

..... name of Local Government

8. **Execution by original owner/Consent of body corporate**



11/09/2014
Execution Date

Emma Gorman
(EMMA GORMAN - ORDINARY MEMBER)
Geoffrey Lock
- GEOFFREY LOCK
(CHAIRPERSON, TREASURER, SECRETARY) Execution

*Original owner to execute for a first community management statement
*Body corporate to execute for a new community management statement

Privacy Statement

Collection of this information is authorised by the Body Corporate and Community Management Act 1997 and is used to maintain the publicly searchable registers in the land registry. For more information about privacy in DNRM see the Department's website.

SCHEDULE A	SCHEDULE OF LOT ENTITLEMENTS
-------------------	-------------------------------------

Lot on Plan	Contribution	Interest
Lot 1 in BUP 9987	1	1
Lot 2 in BUP 9987	1	1
Lot 3 in BUP 9987	1	1
Lot 4 in BUP 9987	1	1
Lot 5 in BUP 9987	1	1
Lot 6 in BUP 9987	1	1
Lot 7 in BUP 9987	1	1
Lot 8 in BUP 9987	1	1
Lot 9 in BUP 9987	1	1
Lot 10 in BUP 9987	1	1
Lot 11 in BUP 9987	1	1
Lot 12 in BUP 9987	1	1
Lot 13 in BUP 9987	1	1
Lot 14 in BUP 9987	1	1
Lot 15 in BUP 9987	1	1
Lot 16 in BUP 9987	1	1
Lot 17 in BUP 9987	1	1
Lot 18 in BUP 9987	1	1
Lot 19 in BUP 9987	1	1
Lot 20 in BUP 9987	1	1
Lot 21 in BUP 9987	1	1
Lot 22 in BUP 9987	1	1
Lot 23 in BUP 9987	1	1
Lot 24 in BUP 9987	1	1
Lot 25 in BUP 9987	1	1
Lot 26 in BUP 9987	1	1
Lot 27 in BUP 9987	1	1
Lot 28 in BUP 9987	1	1
Lot 29 in BUP 9987	1	1
Lot 30 in BUP 9987	1	1
Lot 31 in BUP 9987	1	1
Lot 32 in BUP 9987	1	1
Lot 33 in BUP 9987	1	1
Lot 34 in BUP 9987	1	1
Lot 35 in BUP 9987	1	1
Lot 36 in BUP 9987	1	1
Lot 37 in BUP 9987	1	1
Lot 38 in BUP 9987	1	1
TOTALS	38	38

SCHEDULE B	EXPLANATION OF THE DEVELOPMENT OF SCHEME LAND
-------------------	--

Sections 66(1)(f) & (g) of the Body Corporate and Community Management Act do not apply.

SCHEDULE C	BY-LAWS
-------------------	----------------

1. Definitions and Interpretations

1.1 Definitions

In these by-laws:-

- (a) **"Act"** means *Body Corporate and Community Management Act 1997* and any Regulation and the Regulation Module which applies to the Scheme, and any legislation which replaces any of them;
- (b) **"Body Corporate"** means the body corporate for the Scheme;
- (c) **"Committee"** means the committee of the Body Corporate elected in accordance with the Act;
- (d) **"Common Property"** means the common property of the Scheme;
- (e) **"Invitees"** means any tenant, guest, visitor, licensee, contractor or agent of an Owner or an Occupier who may be on a Lot or the Common Property with or without invitation;
- (f) **"Lot"** means a lot in the Scheme and includes where the context requires areas of Common Property over which the Owner of the lot has rights of exclusive use;
- (g) **"Occupier"** means occupier as defined in Schedule 6 of the Act including any Invitees;
- (h) **"Owner"** means the registered owner of a Lot and includes where the context requires an Occupier and any Invitees;
- (i) **"Regulation"** means any subordinate legislation or regulations including a Regulation Module;
- (j) **"Regulation Module"** means the regulation module stated in the Act that applies to the Scheme;
- (k) **"Scheme"** means Damalis Court Community Titles Scheme; and
- (l) **"Vehicle"** means any motor car, motor cycle, truck, van, bus, articulated vehicle, caravan trailer, boat trailer including any boat and any other form of transport or vehicle designed for movement upon wheels.

1.2 Interpretation

- (a) Reference to:-
 - (i) the singular includes the plural and the plural includes the singular;
 - (ii) a person means a person bound by these by-laws and includes a corporation, a body corporate, an unincorporated association or an authority; and
 - (iii) a statute, regulation or provision of a statute or regulation ("Statutory Provision") includes:-
 - A. that Statutory Provision as amended or re-enacted from time to time; and
 - B. a statute, regulation or provision enacted in replacement of that Statutory Provision.
- (b) "Including" and similar expressions are not words of limitation.

- (c) Where a word or expression is given a particular meaning, other parts of speech and grammatical forms of that word or expression have a corresponding meaning.
- (d) Headings are for convenience only and do not form part of these by-laws or affect interpretation.
- (e) Words and expressions defined in the Act or the Regulation Module have the same meaning in these by-laws where the context permits and except where otherwise defined.

2. Noise

A Owner or Occupier of a Lot shall not upon the parcel create any noise likely to interfere with the peaceful enjoyment of the Owner or Occupier of another Lot or of any person lawfully using Common Property.

3. Vehicles

3.1 Despite any other by-law an Owner or Occupier must not, without the Body Corporate's written approval:-

- (a) park or allow any Vehicle to stand on the Common Property, including any designated visitor parking;
- (b) allow any Invitee to park or allow any Vehicle to stand on the Common Property, other than for the visitor parking in parking spaces designated for that purpose (if any); or
- (c) park, stand or allow any unregistered Vehicle on any part of the Lot or the Common Property.

3.2 Subject to complying with the provisions of the Act, if any Owner or Occupier (or its Invitee) contravenes this by-law, the Body Corporate may (in addition to any of its other rights) seek an order for the Vehicle to be towed away.

3.3 An approval given under by-law 3.1 ("Approval"):-

- (a) must not contravene any local authority requirements in relation to carparking; and
- (b) must state the period for which it is given.

3.4 The Body Corporate may cancel an Approval by giving seven days written notice to the Owner or Occupier.

3.5 Neither an Owner, Occupier or their Invitee shall exceed the speed limit of 10 kph on the Common Property roadways.

3.6 An Owner or Occupier shall not undertake or allow to be undertaken any repairs to a Vehicle in a Lot or in any garage or parking spaces or the Common Property without receiving the prior written consent of the Body Corporate (except for minor repairs such as replacing windscreen wipers).

4. Obstruction

A Owner or Occupier of a Lot shall not obstruct lawful use of Common Property by any person.

5. Damage to lawns, etc., on Common Property

5.1 A Owner or occupier of a lot shall not:-

- (a) damage any lawn, garden, tree, shrub, plant or flower being part of or situated upon Common Property; or
- (b) except with the approval in writing of the Body Corporate, use as a garden any portion of the Common Property.

5.2 An approval under subsection (1) must state the period for which it is given.

5.3 The Body Corporate may cancel the approval by giving seven (7) days written notice to the Occupier.

6. Damage to Common Property

6.1 A Owner or Occupier of a Lot shall not mark, paint, drive nails or screws or other objects into, or otherwise damage or deface, any structure that forms part of the Common Property except with the consent in writing of the Body Corporate.

6.2 However, this by-law does not prevent an Owner, Occupier or person authorized by them from installing-

- (a) any locking or other safety device for protection of the Lot against intruders; or
- (b) any screen or other device to prevent entry of animals or insects upon the Lot,

provided that the locking or other safety device or screen or other device is constructed in a workman-like manner, is maintained in a state of good and serviceable repair by the Owner and does not detract from the amenity of the building.

7. Behaviour of Invitees

A Owner or Occupier of a Lot shall take all reasonable steps to ensure that the Occupier's Invitees do not behave in a manner likely to interfere with the peaceful enjoyment of another Lot or of any person lawfully using Common Property.

8. Depositing rubbish, etc., on Common Property

A Owner or Occupier of a Lot shall not deposit, throw or leave upon the Common Property any rubbish, dirt or other material likely to interfere with the peaceful enjoyment of the Owner or Occupier of another Lot or of any person lawfully using the Common Property.

9. Appearance of Lot

9.1 The Owner of a Lot must not, without the Body Corporate's written approval, make a change to the external appearance of the Lot unless the change is minor and does not detract from the amenity of the Lot and its surrounds.

9.2 The Owner of a Lot must not, without the Body Corporate's written approval:-

- (a) hang washing, bedding, or another cloth article if the article is visible from another Lot or the Common Property, or from outside the Scheme land; or
- (b) display a sign, advertisement, placard, banner, pamphlet or similar article if the article is visible from another Lot or the Common Property, or from outside the Scheme land.

9.3 This section does not apply to a Lot created under a standard format plan of subdivision.

9.4 An approval under this by-law may be subject to such conditions relevant to maintain uniformity of the external appearance of the Scheme.

10. Storage of flammable materials

A Owner or Occupier of a Lot shall not, except with the consent in writing of the Body C, use or store upon the Lot or upon the Common Property any flammable chemical, liquid or gas or other flammable material, other than chemicals, liquids, gases or other material used or intended to be used for domestic purposes, or any such chemical, liquid, gas or other material in a fuel tank of a Vehicle or internal combustion engine.

11. Garbage disposal

A Owner or Occupier of a Lot shall-

- (a) save where the Body Corporate provides some other means of disposal of garbage, maintain within the Lot, or on such part of the Common Property as may be authorized by the Body Corporate, in clean and dry condition and adequately covered, a receptacle for garbage;
- (b) comply with all local authority by-laws and ordinances and if in a priority development area, PDA by-laws relating to the disposal of garbage;
- (c) ensure that the health, hygiene and comfort of the Owner or Occupier of any other Lot is not adversely affected by the disposal of garbage.

12. Keeping of animals

12.1 Subject to the provisions of the Act, including Section 181, an Owner or Occupier must not, without the Body Corporate's written approval:-

- (a) bring or keep an animal on its Lot or the Common Property; or
- (b) permit Invitees to bring or keep an animal on its Lot or Common Property.

12.2 An approval given under this by-law may be subject to any such reasonable conditions considered relevant for the peaceful enjoyment of Owners or Occupiers of other Lots and the Common Property.

12.3 Unless the Body Corporate decides otherwise, an approval given by the Body Corporate under by-law 12.1 must include the following conditions:-

- (a) the relevant animal must be restricted to the Owner's Lot and any area set aside for the exclusive use of that Lot;
- (b) the animal must be properly restrained or controlled at all times;
- (c) the Owner or Invitee must prevent the animal from causing a nuisance, by noise or otherwise, at all times; and
- (d) the approval relates only to the specified animal.

12.4 If any of the conditions of the approval under this by-law are contravened, the Body Corporate or the Committee may after two written warnings to the Owner require the immediate and permanent removal of the animal from the Lot and Common Property.

13. Illegal use of Lot prohibited

A Owner or Occupier of a Lot shall not use the Lot for any purpose which may be illegal or injurious to the reputation of the Scheme.

14. Use of units

Each Lot shall be used for residential purposes only except Lot 1 which may in addition to residential purposes be used as a management unit.

15. Wireless and T.V Aerials

Outside wireless and television aerials may not be erected without written permission of the Committee.

16. No structural alterations

Subject to sections 246R and 246S of the Building Act 1975, no structural alterations shall be made to any unit (including any alteration to gas, water, electrical installations or work for the purpose of enclosing in any manner whatsoever the balcony of any unit and including the installation of any air conditioning system) without the prior permission in writing of the Committee.

17. No Blinds

Subject to sections 246R and 246S of the Building Act 1975, no external blinds or awnings shall be erected without the previous consent in writing of the Committee.

18. Clean Windows

Subject to the Act, windows shall be kept clean and promptly replaced with fresh glass of the same kind, colour and weight as at present if broken or cracked.

19. Taps

A Owner shall see that all water taps in the unit are promptly turned off after use.

20. Water Closets

The water closets, conveniences and other water apparatus including waste pipes and drains shall not be used for any purpose other than those for which they were constructed and no sweepings or rubbish or other unsuitable substance shall be deposited therein. Any costs or expenses resulting from damage or blockage to such water closets, conveniences, water apparatus, waste pipes and drains for misuse or negligence shall be borne by the Owner whether the same is caused by the Owners or Occupiers own actions or those of members of their household or Invitees.

21. Notice of accidents

A Owner shall give the Committee prompt notice of any accident to or default in the water pipes, gas pipes, electrical installations or fixtures which comes to their knowledge

22. Power to Enter a Lot.

Subject to the provisions of the Act, including section 163:-

22.1 A person authorised by the body corporate ("**Authorised Person**") may enter a Lot, or Common Property the subject of an exclusive use by-law, and remain on the Lot or Common Property while it is reasonably necessary:-

- (a) to inspect the Lot or Common Property and find out whether work the Body Corporate is authorised or required to carry out is necessary; or
- (b) to carry out work the Body Corporate is authorised or required to carry out.

22.2 The power of entry may be exercised:-

- (a) in an emergency - at any time, with or without notice of intended entry given to any person; and
- (b) in other cases:-
 - (i) for entry to the Lot, at a reasonable time after at least seven days written notice of the intended entry has been given to the Occupier of the Lot; or
 - (ii) for entry to an Exclusive Use part of the Common Property, at a reasonable time after at least seven days written notice of the intended entry has been given to the Occupier of the Lot to which any Exclusive Use right attaches; and

- (iii) in compliance with the security or other arrangements or requirements ordinarily applying for persons entering the lot or the common property.

22.3 A person must not obstruct an Authorised Person who is exercising or attempting to exercise powers under the Act.

23. Cleanliness

All Lots shall be kept clean and all practicable steps shall be taken to prevent infestation by vermin or insects.

24. Disposal of rubbish

A Owner shall not throw or allow to fall or permit or suffer to be thrown or to fall any paper, rubbish, refuse, cigarette butts or other substance whatsoever out of the windows or doors or down the staircase, passages or skylights, from balconies, from the roof or in passageways of the buildings.

25. Infectious diseases

In the event of any infectious disease which may require notification by virtue of any Statute, Regulation or Ordinance affecting any person in any Lot the Owner of such Lot shall give, or cause to be given, written notice thereof and any other information which may be required relative thereto to the Committee be responsible for disinfecting the building where necessary and replacing any articles or things the destruction of which may be rendered necessary by such disease.

26. Insurance risk

Owners shall not bring to, do or keep anything in the Lot which shall increase the rate of fire insurance on the building or any property on the land or which may conflict with the laws and/or regulations relating to fires or any insurance policy upon the building or any property on the land or the regulations or ordinances of any public authority for the time being in force.

27. Doors and windows

All doors and windows to the premises shall be securely fastened on all occasions when the premises are left unoccupied.

28. By-Laws to be exhibited

A copy of these By-Laws (or a precis thereof approved by the Committee) shall be exhibited in a prominent place in any Lot made available for letting.

29. Compliance by Invitees

The duties and obligations imposed by these By-Laws on a Owner of a lot shall be observed not only by the Owner but by the Occupiers and Owner's Invitees and children.

30. Recovery of Body Corporate costs

Where the Body Corporate incurs a cost as a result of a breach of the Act, the relevant module that applies to the Scheme or a breach of these by-laws by any Owner, Occupier or their Invitees, the Body Corporate will be entitled to, and the Committee may, in its absolute discretion:-

- (a) seek an order of an adjudicator under the Act requiring the Owner who committed the breach, or who is responsible for the breach (if the breach was committed by an Occupier or an Invitee of the Occupier), to pay the costs of the Body Corporate; and
- (b) seek to recover its costs as a debt in an action in any court of competent jurisdiction from the Owner who committed the breach or who is responsible for the breach (if the breach was committed by their Occupier or an Invitee of the Occupier).

31. Swimming Pool and spa

The swimming pool and spa must not be used between the hours of 10.00 pm and 7.00 am each day except with the consent in writing of the Body Corporate. The following rules apply to the swimming pool and spa:-

- (a) Parents or guardians are responsible for the safety and supervision of persons in their care (including children) at all times.
- (b) Children under the age of 13 years must be accompanied by and must be supervised by an adult at all times.
- (c) No running around the swimming pool or pool and no diving into the swimming pool or spa.
- (d) Glass receptacles of any kind are not be permitted in the swimming pool or spa or enclosure.
- (e) No unnecessary noise.
- (f) Pets and animals are not permitted into the swimming pool or spa.
- (g) Alcoholic beverages are not to be consumed in the swimming pool or spa.
- (h) No splashing or behaving in any manner likely to interfere with the use and enjoyment of the pool or spa by other persons.

32. Notices

Owners and Occupiers shall observe the terms of any notice displayed in the common area by authority of the Committee or of any statutory authority.

33. Complaints or applications

All complaints or applications to the Body Corporate or its Committee shall be addressed in writing to the secretary or to the body corporate manager of the Body Corporate.

34. Insurance

Subject to the Act

- (a) The Body Corporate shall insure and keep insured the buildings and any improvements of the Body Corporate under a damage policy to the reinstatement or replacement value thereof.
- (b) "Damage policy" in this By-Law means a contract of insurance providing that in the event of the buildings or improvements on the parcel being destroyed or damaged by fire, lightning, explosion or any other occurrence specified in the policy for:-
 - (i) the re-building of the buildings or the improvements or their replacement by similar buildings or improvements; and
 - (ii) the repair of damage to or the restoration of any damaged portion of the buildings or the improvements, so that, in the case of destruction, every part of the rebuilt buildings or the improvements, or the replacement buildings or improvements and, in the case of damage, the repair or restored portion, is in a condition no worse or less extensive than that part or portion or its condition when that part or portion was new; and
 - (iii) the payment of expenses incurred in the removal of debris and the remuneration of architects and other persons whose services are necessary as an incident to the rebuilding, replacement, repair or restoration.

- (c)
- (i) Nothing in this By-Law shall limit any right of a Owner to effect insurance, provided that the Body Corporate shall not be liable for any premiums in excess of premiums payable under a contract of insurance entered into between it and an insurer pursuant to this by-law.
 - (ii) insurance effected by a Owner does not effect, and shall not be taken into consideration in determining the amount payable to the Body Corporate under a contract of insurance entered into between it and an insurer pursuant to this by-law, notwithstanding anything contained in that contract of insurance.

35. Exclusive Use

The Owner for the time being of each Lot shall be entitled to the exclusive use for himself and his licensees of that part of the Common Property as allocated in Schedule E for the use of a carport and storage locker and shown on the Plans annexed hereto and marked "A", "B", "C", "D" and "E". Such Owner or his licensee shall at his own expense maintain and keep such car port and storage locker in a thorough state of cleanliness and in good repair and such car port shall only be used for parking motor Vehicles.

36. Pay Television

The Body Corporate must:-

Allow a person to install all cabling, wiring, ducting, conduits, amplifiers and any other necessary equipment to the unit parcel to enable unit owners to connect to Cable Television.

37. Fire safety

The Body Corporate must co-ordinate and Owners and Occupiers must participate in any emergency evacuation drills and safety equipment briefings required by legislation or by a building insurer.

38. Severability

If it is held by a court of competent jurisdiction that:-

- (a) any part of these by-laws is void, voidable, unenforceable or ultra vires; or
- (b) these by-laws would be void, voidable or ultra vires unless some part of them were severed from the remainder of them;

then that part will be severable and severed from these by-laws but without affecting the continued operation of the remainder.

39. Compliance

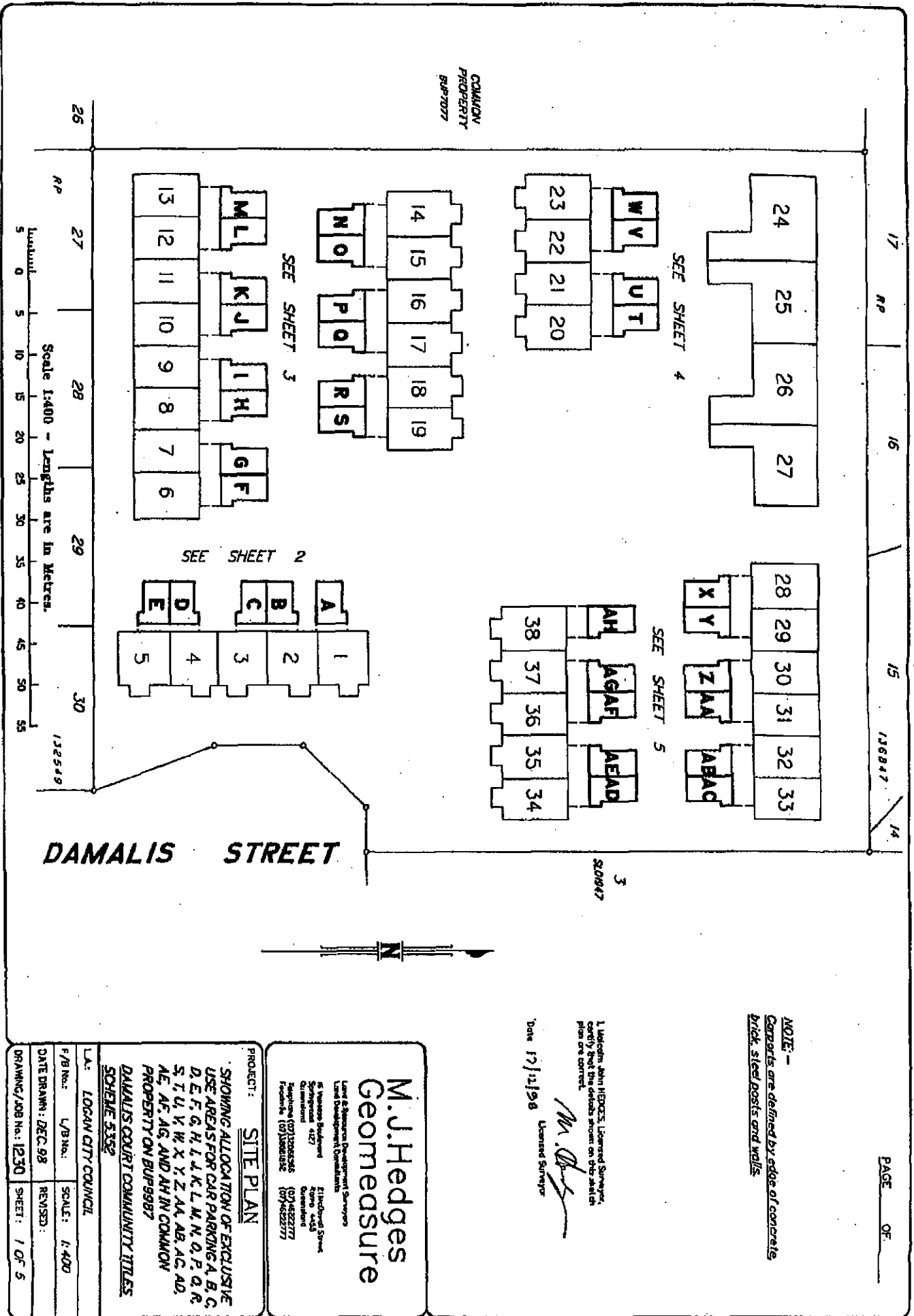
An Occupier must take all reasonable steps to ensure that Invitees comply with these by-laws.

SCHEDULE D	OTHER DETAILS REQUIRED/PERMITTED TO BE INCLUDED
-------------------	--

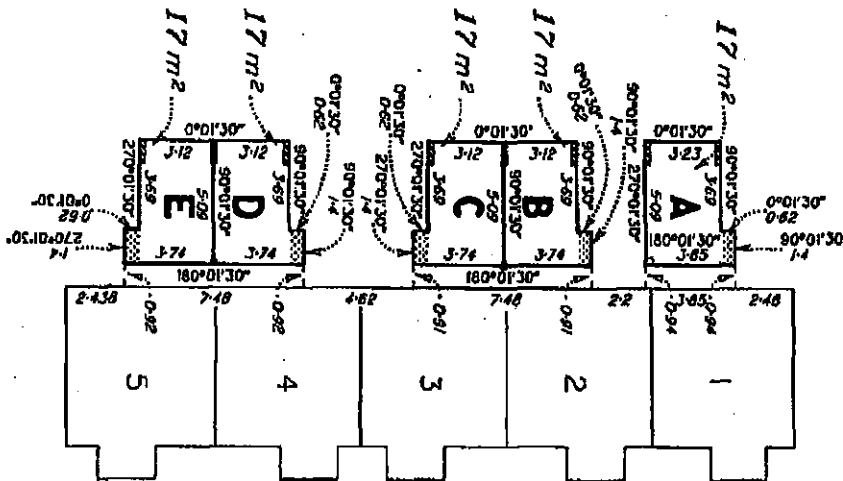
Not Applicable

SCHEDULE E DESCRIPTION OF LOTS ALLOCATED EXCLUSIVE USE AREAS OF COMMON PROPERTY

LOT ON PLAN	ALLOCATION
Lot 1 in BUP 9987	The area marked A on the sketch plans annexed hereto and marked "A" and "B"
Lot 2 in BUP 9987	The area marked B on the sketch plans annexed hereto and marked "A" and "B"
Lot 3 in BUP 9987	The area marked C on the sketch plans annexed hereto and marked "A" and "B"
Lot 4 in BUP 9987	The area marked D on the sketch plans annexed hereto and marked "A" and "B"
Lot 5 in BUP 9987	The area marked E on the sketch plans annexed hereto and marked "A" and "B"
Lot 6 in BUP 9987	The area marked F on the sketch plans annexed hereto and marked "A" and "C"
Lot 7 in BUP 9987	The area marked G on the sketch plans annexed hereto and marked "A" and "C"
Lot 8 in BUP 9987	The area marked H on the sketch plans annexed hereto and marked "A" and "C"
Lot 9 in BUP 9987	The area marked I on the sketch plans annexed hereto and marked "A" and "C"
Lot 10 in BUP 9987	The area marked J on the sketch plans annexed hereto and marked "A" and "C"
Lot 11 in BUP 9987	The area marked K on the sketch plans annexed hereto and marked "A" and "C"
Lot 12 in BUP 9987	The area marked L on the sketch plans annexed hereto and marked "A" and "C"
Lot 13 in BUP 9987	The area marked M on the sketch plans annexed hereto and marked "A" and "C"
Lot 14 in BUP 9987	The area marked N on the sketch plans annexed hereto and marked "A" and "C"
Lot 15 in BUP 9987	The area marked O on the sketch plans annexed hereto and marked "A" and "C"
Lot 16 in BUP 9987	The area marked P on the sketch plans annexed hereto and marked "A" and "C"
Lot 17 in BUP 9987	The area marked Q on the sketch plans annexed hereto and marked "A" and "C"
Lot 18 in BUP 9987	The area marked R on the sketch plans annexed hereto and marked "A" and "C"
Lot 19 in BUP 9987	The area marked S on the sketch plans annexed hereto and marked "A" and "C"
Lot 20 in BUP 9987	The area marked T on the sketch plans annexed hereto and marked "A" and "D"
Lot 21 in BUP 9987	The area marked U on the sketch plans annexed hereto and marked "A" and "D"
Lot 22 in BUP 9987	The area marked V on the sketch plans annexed hereto and marked "A" and "D"
Lot 23 in BUP 9987	The area marked W on the sketch plans annexed hereto and marked "A" and "D"
Lot 28 in BUP 9987	The area marked X on the sketch plans annexed hereto and marked "A" and "E"
Lot 29 in BUP 9987	The area marked Y on the sketch plans annexed hereto and marked "A" and "E"
Lot 30 in BUP 9987	The area marked Z on the sketch plans annexed hereto and marked "A" and "E"
Lot 31 in BUP 9987	The area marked AA on the sketch plans annexed hereto and marked "A" and "E"
Lot 32 in BUP 9987	The area marked AB on the sketch plans annexed hereto and marked "A" and "E"
Lot 33 in BUP 9987	The area marked AC on the sketch plans annexed hereto and marked "A" and "E"
Lot 34 in BUP 9987	The area marked AD on the sketch plans annexed hereto and marked "A" and "E"
Lot 35 in BUP 9987	The area marked AE on the sketch plans annexed hereto and marked "A" and "E"
Lot 36 in BUP 9987	The area marked AF on the sketch plans annexed hereto and marked "A" and "E"
Lot 37 in BUP 9987	The area marked AG on the sketch plans annexed hereto and marked "A" and "E"
Lot 38 in BUP 9987	The area marked AH on the sketch plans annexed hereto and marked "A" and "E"



Scale 1:200 - Lengths are in Metres.



LEGEND

- Screw in Concrete
- Brick Columns
- Steel Post
- Storage Cupboard



NOTE:
Columns are defined by edge of concrete
brick steel posts and walls.

I, **M. J. Hedges**, Licensed Surveyor,
certify that the details shown on this site plan are correct.
Date 17/12/98
Licensed Surveyor

PAGE 13 OF 17

**M.J.Hedges
Geomessure**

Land & Building Development Surveyors
Land Development Consultants
15, Vantage Building
21, Bedford Street
Birmingham B1 2JF
Telephone: 0121 633 0000
Fax: 0121 633 0001
E-mail: info@mjhs.co.uk

PROJECT: SITE PLAN

**SHOWING ALLOCATION OF EXCLUSIVE
USE AREAS FOR CAR PARKING A, B, C
D AND E IN COMMON PROPERTY ON
BUP9987**

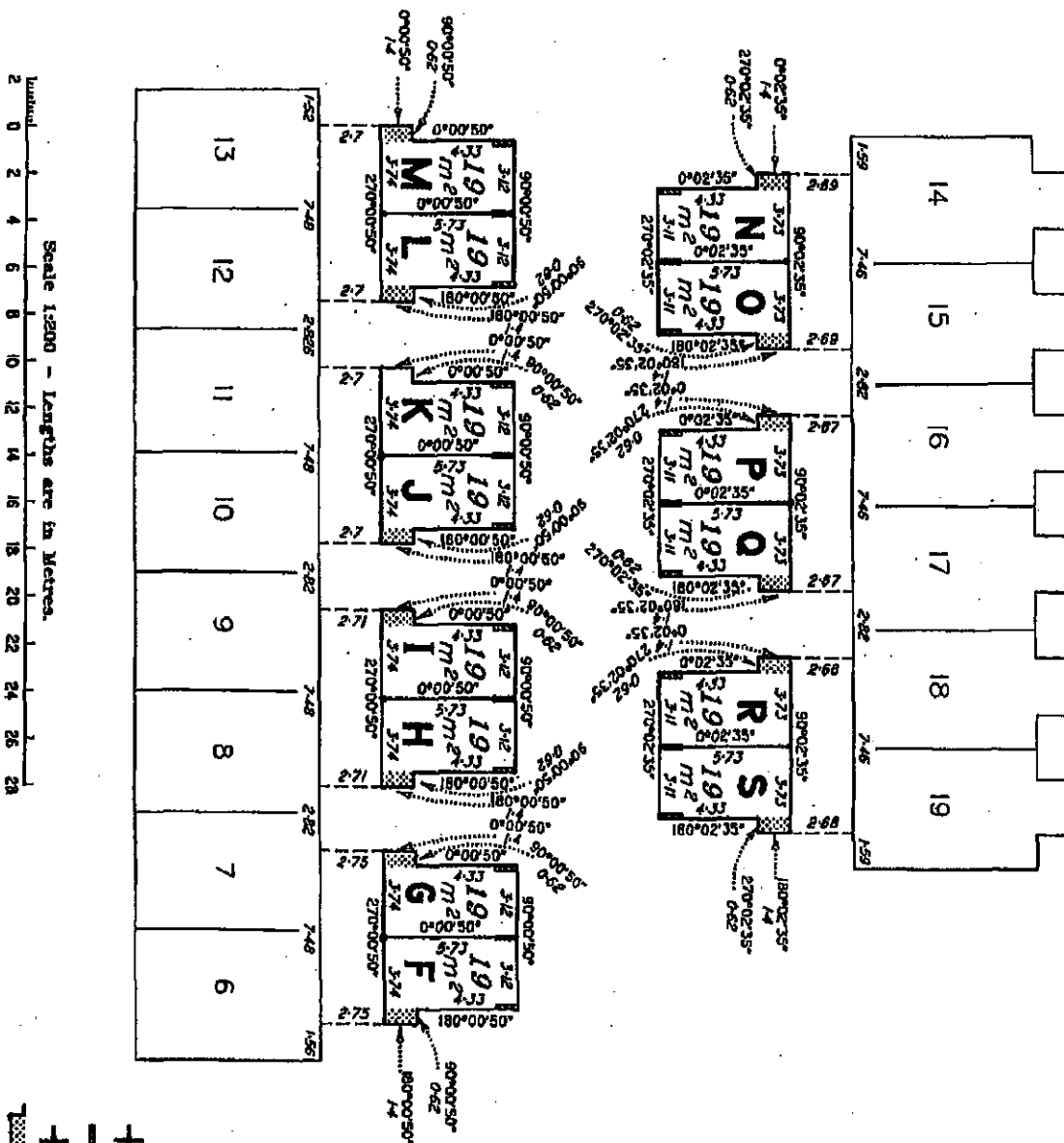
**DAMALIS COURT COMMUNITY TITLES
SCHEDULE 5352**

L.A.: LOCAL CITY COUNCIL

F/B No.: L/B No.: SCALE: 1:200

DATE DRAWN: DEC. 98 REVISED:

DRAWING/JOB No.: 1230 SHEET: 2 OF 5



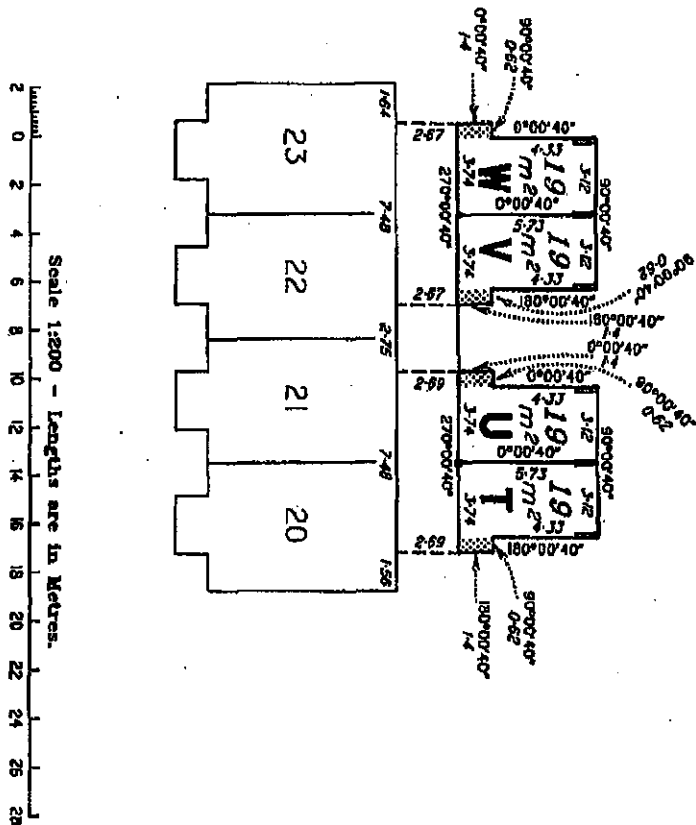
NOTE:-
Corporates are defined by edge of concrete,
brick, steel posts and walls.

L. M. Hedges, Licensed Surveyor,
certify that the details shown on this sketch
plan are correct.

M. Hedges
Date 17/12/98
Licensed Surveyor

PAGE 14 OF 16

M.J.Hedges Geomeasure Level 2, Riverside Development Services Level 2, Riverside Development Services 21 Widdow Street Sydney NSW 1585 Telephone (02) 92227777 Facsimile (02) 92227777	
PROJECT: SITE PLAN SHOWING ALLOCATION OF EXCLUSIVE USE AREAS FOR CAR PARKING F, G, H, I, L, K, L, M, N, Q, R, P, Q, R AND S IN COMMON PROPERTY ON BUP9987	
DAMALIS COURT COMMUNITY TITLES SCHEME 5352	
L.A.: LOGAN CITY COUNCIL F/B No.: DATE DRAWN: DEC. 98 DRAFTING/DB No.: 1230	SCALE: 1:200 REVISED: SHEET: 3 OF 5



- LEGEND**
- +— Screw in Concrete
 - Brick Columns
 - Steel Post
 - Storage Cupboard

NOTE:-
Carports are defined by edge of concrete,
brick, steel posts and walls.

L. McKeown, John HODGES, Licensed Surveyors,
certify that the details shown on this sketch
plan are correct.

M. J. Hedges
Date 17/12/98 Licensed Surveyor

PAGE 15 OF 16

**M.J.Hedges
Geomeasure**

Land & Structures Development Services
16, Victoria Road,
Springwood 4127
Queensland
Telephone (07) 32504006
Facsimile (07) 32504005
Mobile (07) 4422771

PROJECT: **SITE PLAN**
SHOWING ALLOCATION OF EXCLUSIVE
USE AREAS FOR CAR PARKING T, U, V
AND W IN COMMON PROPERTY ON
BUP9987

DAMALIS COURT COMMUNITY TILES
SCHEME 5352

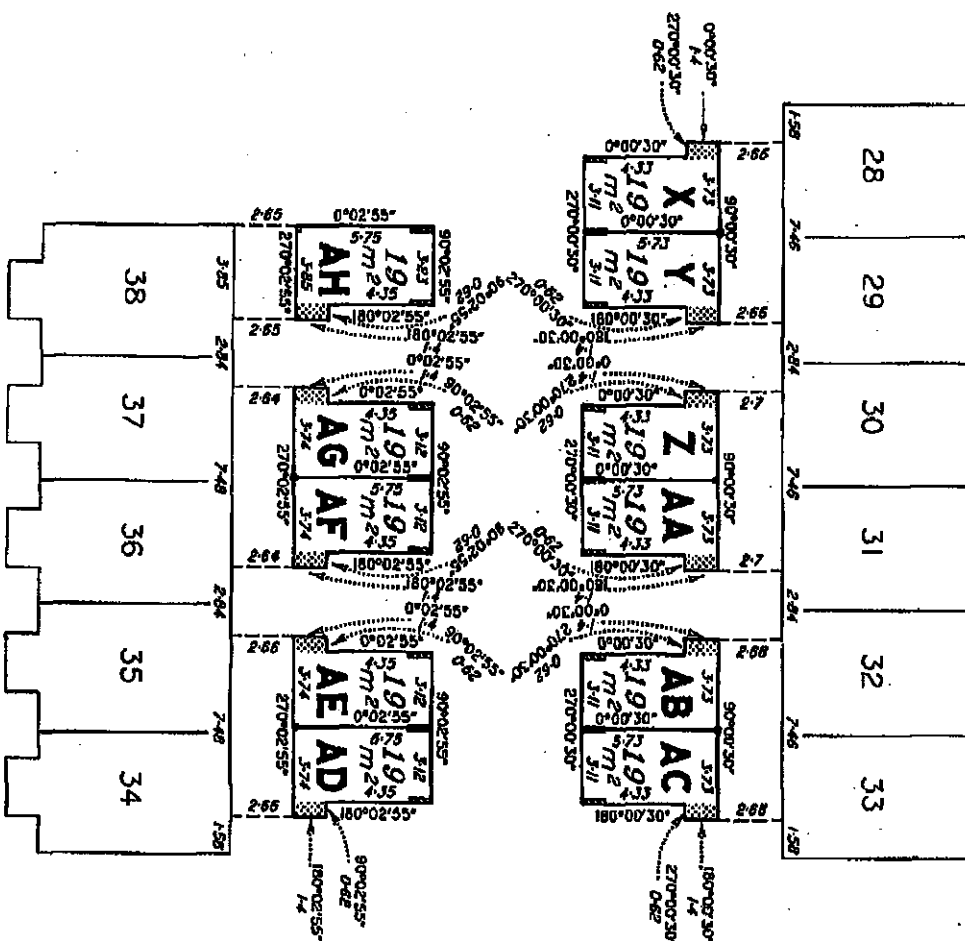
L.A.: **LOCAL CITY COUNCIL**

F/B No.: L/B No.: SCALE: 1:200

DATE DRAWN: DEC. 98 REVISED:

DRAWING/COR No.: 1230 SHEET: 4 OF 5

Scale 1:200 - Lengths are in Metres.



- LEGEND**
- Screw in Concrete
 - Brick Columns
 - Steel Post
 - Storage Cupboard

NOTE:-
Carparks are defined by edge of concrete, brick, steel posts and walls.

L. Mcdonnell, John HEDGES, Licensed Surveyors,
certify that the details shown on this plan are correct.

M. Hedges
Date 17/1/98
Unassisted Surveyor

**M.J.Hedges
Geomedsure**

Land & Structures Development Services
Land Development Consultants
10 Victoria Road
Springwood QLD 4127
Telephone (07) 4222226
Facsimile (07) 4222277

Ernst & Young
Barristers & Solicitors
4/500 Springwood Road
Springwood QLD 4127
Telephone (07) 4222277
Facsimile (07) 4222277

PROJECT: SITE PLAN

SHOWING ALLOCATION OF EXCLUSIVE
USE AREAS FOR CAR PARKING X, Y, Z,
AA, AB, AC, AD, AE, AF, AG AND AH
IN COMMON PROPERTY ON BUP9887

**DAMALIS COURT COMMUNITY TITLES
SCHEME 5352**

L.A.: LOGAN CITY COUNCIL

F/B No.: L/B No.: SCALE: 1:200

DATE DRAWN: DEC 98. REVISED:

DRAWING/JOB No.: 1230 SHEET: 5 OF 5