

**NORTHERN TERRITORY OF AUSTRALIA**

**UNIT TITLES REGULATIONS**

As in force at 10 April 1991

**Table of provisions**

1	Citation .....	1
2	Commencement .....	1
3	Repeal .....	1
4	Forms .....	1
5	Application fee .....	1
7	Disclosure statement warning.....	2
8	Cancellation of units plan by consent .....	2

**Schedule**

**ENDNOTES**

# NORTHERN TERRITORY OF AUSTRALIA

---

As in force at 10 April 1991

---

## UNIT TITLES REGULATIONS

### Regulations under the *Unit Titles Act*

#### 1 Citation

These Regulations may be cited as the Unit Titles Regulations.

#### 2 Commencement

These Regulations shall come into operation on the commencement of section 3 of the *Unit Titles Amendment Act 1986*.

#### 3 Repeal

The *Unit Titles (Fees) Regulations* (Regulations 1976, No. 24) are repealed.

#### 4 Forms

In these Regulations, a reference to a form by number is a reference to the form so numbered in the Schedule.

#### 5 Application fee

An applicant for approval of a proposal under section 10 or 26B of the Act for the subdivision of a parcel shall pay to the Minister the appropriate application fee specified in the following table:

TABLE OF FEES

Number of units in proposal	Amount of application fee
Not exceeding 4 units	\$330
Exceeding 4 units but not exceeding 10 units	\$330 plus \$45 for each unit exceeding 4 units
Exceeding 10 units but not exceeding 20 units	\$600 plus \$35 for each unit exceeding 10 units

---

Exceeding 20 units but not exceeding 50 units	\$950 plus \$25 for each unit exceeding 20 units
Exceeding 50 units	\$1,700 plus \$15 for each unit exceeding 50 units

---

## **7 Disclosure statement warning**

- (1) For the purposes of section 26C(1) of the Act, the following is the prescribed warning:

**WARNING:** THIS STATEMENT CONTAINS DETAILS OF A UNIT SCHEME WHICH IS PROPOSED TO BE DEVELOPED IN [insert number of stages] STAGES ON THE LAND DESCRIBED WITHIN.

PERSONS INTERESTED ARE ADVISED THAT THE PROPOSED SCHEME MAY BE VARIED AND MAY NOT BE COMPLETED. HOWEVER, ANY DEPARTURE FROM THE PROPOSALS OUTLINED IN THE STATEMENT WILL ATTRACT THE PROVISIONS OF PART IVA OF THE UNIT TITLES ACT.

THIS STATEMENT SHOULD NOT BE CONSIDERED ALONE BUT IN CONJUNCTION WITH THE RESULTS OF THE SEARCHES AND INQUIRIES NORMALLY MADE IN RESPECT OF A UNIT IN A UNIT SCHEME.

- (2) The warning referred to in subregulation (1) shall be typed or printed in block capital letters of a size not less than 8 points and so as to be clearly legible.

## **8 Cancellation of units plan by consent**

- (1) For the purposes of section 95A(2) of the Act, the prescribed form is Form 1.
- (2) A proprietor's consent to the proposed cancellation of a units plan shall be in accordance with Form 2.
- (3) For the purposes of section 95A(3) of the Act, the prescribed fee is \$40 plus \$20 in respect of each unit in the units plan and \$20 in respect of each mortgagee's consent to the proposed cancellation.
- (4) An application under section 95A of the Act shall be accompanied by the consent of the mortgagees, if any, of each unit and the duplicate certificates of title for the units and the common property.

- 
- (5) The consent of a mortgagee referred to in subregulation (4) shall be in accordance with Form 3.

**Schedule**

FORM 1

regulation 8(1)

NORTHERN TERRITORY OF AUSTRALIA

APPLICATION UNDER SECTION 95A OF THE UNIT TITLES ACT FOR  
CANCELLATION OF UNITS PLANS

The Proprietors – Units Plan No. .... hereby apply for cancellation of that Units Plan for the certificates of title described in the Schedule.

Attached are the consents of the registered proprietors and registered mortgagees of the units described in the Schedule.

SCHEDULE

Unit	Volume	Folio
Dated	19 .	

The common seal of the proprietors – Units Plan No. .... was affixed in the presence of

---

FORM 2

regulation 8(2)

NORTHERN TERRITORY OF AUSTRALIA

CONSENT TO APPLICATION UNDER SECTION 95A OF THE UNIT TITLES  
ACT FOR CANCELLATION OF UNITS PLAN

I, .....,  
the registered proprietor of Unit ..... Volume ..... Folio ..... of Units Plan  
No. ...., consent to the cancellation of that units plan pursuant to an  
application under section 95A of the Unit Titles Act.

Dated 19 .

Proprietor

---

FORM 3

regulation 8(5)

NORTHERN TERRITORY OF AUSTRALIA

CONSENT OF MORTGAGEE TO APPLICATION UNDER SECTION 95A OF  
THE UNIT TITLES ACT FOR CANCELLATION OF UNITS PLAN

I, .....,  
the registered mortgagee of Unit ..... Volume ..... Folio ..... of Units Plan  
No. ...., consent to the cancellation of that units plan pursuant to an  
application under section 95A of the Unit Titles Act.

Dated 19 .

Mortgagee

---

**ENDNOTES****1****KEY**

Key to abbreviations

amd = amended  
app = appendix  
bl = by-law  
ch = Chapter  
cl = clause  
div = Division  
exp = expires/expired  
f = forms  
**Gaz** = *Gazette*  
hdg = heading  
ins = inserted  
lt = long title  
nc = not commenced

od = order  
om = omitted  
pt = Part  
r = regulation/rule  
rem = remainder  
renum = renumbered  
rep = repealed  
s = section  
sch = Schedule  
sdiv = Subdivision  
SL = Subordinate Legislation  
sub = substituted

**2****LIST OF LEGISLATION*****Unit Titles Regulations (SL No. 50, 1987)***

Notified	23 December 1987
Commenced	23 December 1987 (r 2, s 2 <i>Unit Titles Amendment Act 1986</i> (Act No. 24, 1986) and <i>Gaz S82</i> , 23 December 1987)

***Amendment of Unit Titles Regulations (SL No. 28, 1989)***

Notified	11 October 1989
Commenced	11 October 1989

***Amendment of Unit Titles Regulations (SL No. 10, 1991)***

Notified	10 April 1991
Commenced	10 April 1991

**3****LIST OF AMENDMENTS**

r 5	amd No. 28, 1989, r 1
r 6	amd No. 28, 1989, r 2 rep No. 10, 1991