

AUSTRALIAN CAPITAL TERRITORY

City Area Leases Act 1936

INSTRUMENT OF APPROVAL UNDER

SECTION 10

Under section 10 of the *City Area Leases Act 1936*, I, SUSAN ELIZABETH COLEMAN approve of Lynette Patricia McLenaghan ('the Applicant') carrying on the profession, trade, occupation or calling of taxation consultant ('the business') on Block 7, Section 44, Division of Chapman known as 28 Winstanley St, Chapman ('the land') subject to the following conditions relating to the use of the land being observed by the Applicant in carrying on the business:

- (1) that this approval will remain valid only while the Applicant continues to be a bona fide resident of the land;
- (2) that the Applicant will ensure that the conduct of the business does not cause an annoyance, a nuisance or danger and is not offensive to any tenants or occupiers of adjoining lands;
- (3) that the Applicant will not erect or permit or suffer to be displayed or erected upon the land or any building thereon any advertising sign or hoarding whatever without the consent in writing of the Interim Territory Planning Authority and the Building Controller;
- (4) that the Applicant will conduct the business strictly in accordance with the application made by the Applicant under section 10 of the *City Area Leases Act* unless otherwise stipulated in this Instrument;
- (5) that no person other than the Applicant will conduct or in any way carry on the business on the land without the prior approval of the Minister;
- (6) that the Applicant will ensure that all residence and business related vehicles are parked within the confines of the land;
- (7) that the Applicant will not employ any assistants for the purpose of conducting or carrying on the business on the land without the prior approval of the Minister;
- (8) that only one room in the house be used for the conduct of the business;
- (9) that the business will only be conducted on the land for a maximum of three hours per day Monday to Friday;
- (10) that the Applicant will conduct the business strictly by appointment, and that such appointments will be organised to ensure that a maximum of two clients are in attendance at any one time;
- (11) that this approval will terminate on the thirtieth day of May 1990 or on such earlier date as the Minister determines in accordance with condition 12;
- (12) upon any failure to comply with any or all of the foregoing conditions the Minister or his Delegate under the said Act may give written notice requiring the Applicant to show cause within a period of fourteen days why this approval should not be revoked. At the expiration of this period the Minister or his Delegate may revoke the approval.

Dated this 9th day of June 1989.

SUSAN ELIZABETH COLEMAN
Delegate of the Minister
for Industry, Employment and Education