Early arrangement

Combination of a Financial Settlement Offset and Proponent-Driven Offset

Between the Administering Agency, the Entity and the Offset Landowner

Instructions to the Entity:

1. This agreement is for a combination of a Proponent-Driven Offset and a Financial Settlement Offset for an Early Arrangement.
2. Electronically complete ‘Schedule 1 – Agreement details’ on pages 1 and 2 of this agreement.
3. Print three copies of this agreement. If the Entity and/or Offset Landowner is more than one entity, print additional copies so that there are enough copies to distribute to each entity. For example, if the Offset Landowner consists of two entities, print four copies of the agreement.
4. Sign each copy on the Signing Pages on page 18 (and page 19 if there is more than one entity who is the Entity) in accordance with the Instructions to the Entity on pages 18 and 19.
5. Liaise with the Offset Landowner to have the Offset Landowner sign each copy on page 20 (and page 21 if there is more than one entity who is the Offset Landowner) in accordance with the Instructions to the Offset Landowner on pages 20 and 21.
6. Deliver all the signed copies of this agreement to the officer named at the top of the Notice of Decision.

Schedule 1 – Agreement details (for the Entity to complete)

- **Item 1** Early Arrangement Application Number
  
  Insert the environmental offset application number shown on the Notice of Agreement.

- **Item 2** Entity

  Insert the name/s of the entity/entities. This is the entity that made the Application by way of being described in the ‘contact details’ panel of the Application. If the Entity comprises of more than one entity, each entity must be listed.
Item 3  Entity’s Notice Details

Insert the notice details of the Entity/Entities. For a corporation, this will be the corporation’s registered office. For an individual, this will be the individual’s residential street address. If the Entity comprises of more than one entity, each Entity’s notice details must be listed.

Item 4  Notice of Decision

Insert the date of the notice of agreement given by the Administering Agency for the Early Arrangement Application Number.

Item 5  Offset Landowner

Insert the names of the offset landowner/s. This is the entity/entities that own the Offset Land. If the Offset Landowner comprises of more than one entity, each entity must be listed.

Item 6  Offset Landowner’s Notice Details

Insert the notice details of the Offset Landowner/s. For a corporation, this will be the corporation’s registered office. For an individual, this will be the individual’s residential street address. If the Offset Landowner comprises of more than one entity, each Offset Landowner’s notice details must be listed.
Early arrangement

Details 5

Agreed terms 6

1. Defined terms & interpretation 6
   1.1 Defined terms 6
   1.2 Interpretation 8
   1.3 Other expressions 9

2. Acknowledgments 9
   2.1 Application of the EO Act 9
   2.2 Authority attaching to the Land 9
   2.3 Commencement 9
   2.4 Future Offset Conditions 9

3. Obligations of the parties 10
   3.1 Entity’s obligations 10
   3.2 Administering Agency’s obligations 10
   3.3 Offset Landowner’s obligations 10

4. Delivery of the Proponent-Driven Offset 10

5. Consent to using Offset Land for the Agreed Proponent-Driven Offset 10

6. Dealing with advanced offsets 11

7. When obligation to deliver the Agreed Proponent-Driven Offset ceases 11

8. Payment of the Financial Settlement Offset Amount 11

9. Recalculation of the Financial Settlement Offset Amount 12

10. Assignment by Entity and novation of agreement 13
   10.1 Restriction on assignment 13
   10.2 Restriction on the right to refuse 13
   10.3 Conditions of the consent 13
10.4 Entity to remain liable

11. Assignment by Offset Landowner and novation of agreement
11.1 Restriction on the right to sell the Offset Land
11.2 Restriction on assignment
11.3 Restriction on the right to refuse
11.4 Conditions of the consent

12. Default
12.1 Rights of the Administering Agency on default

13. Mediation
13.1 Negotiation and good faith
13.2 Parties to mediate

14. Service
14.1 Service by prepaid post

15. Miscellaneous
15.1 Payment of costs
15.2 Time
15.3 Joint and severable liability
15.4 Waiver
15.5 Laches and delay
15.6 Severance
15.7 Warranty of authority
15.8 Counterparts
15.9 Further assurances
15.10 Force Majeure
15.11 Amendment of agreement

Signing pages
Details

Date

If executed in counterparts, the date of this Agreement is the date of latest execution.

Parties

The parties to this agreement are the Entity, the Administering Agency and the Offset Landowner.

Notice details

A The notice details of the Entity are the notice details in Item 3 of Schedule 1.
B The notice details of the Offset Landowner are the notice details in Item 6 of Schedule 1.
C Unless otherwise specified in this agreement, the notice details of the Administering Agency are as follows:

135 Bundall Road, Bundall Qld 4217
Attention: Chief Executive Officer

Background

A The Entity has given the Administering Agency the Application which requests that an Early Arrangement be entered into and which includes the Offset Delivery Plan.
B The Administering Agency has given the Notice of Decision to the Entity which gives notice that the Administering Agency agrees to enter into an Early Arrangement as described in the Notice of Decision.
C Pursuant to the Notice of Decision part of the Environmental Offset is to be delivered on land owned by the Offset Landowner.
D This is the Early Arrangement.
Agreed terms

1. Defined terms & interpretation

1.1 Defined terms

In this agreement:

Administering Agency means Council of the City of Gold Coast.

Agreed Proponent-Driven Offset means the Proponent-Driven Offset described in the Notice of Decision.

Application means the application made by the Entity to the Administering Agency requesting that an Early Arrangement be entered into, which includes:

(a) Environmental Offsets Delivery Form 1 – Notice of Election and Advanced Offset Details;
(b) Environmental Offsets Delivery Form 2 – Offset Delivery Plan Details;
(c) Environmental Offsets Delivery Form 3 – Offset Area Details; and
(d) Environmental Offsets Delivery Form 4 – Financial Settlement Details

which is specified in the Notice of Decision.

Assessable Development has the meaning given under Planning Act.

Assignee means the person being assigned the agreement pursuant to clause 10.

Authority has the meaning given under the EO Act.

Business Day has the meaning given in the Acts Interpretation Act 1954 for the Administering Agency’s local government area.

Chief Executive Officer means the Chief Executive Officer of the Administering Agency or delegate.

Combination means the delivery of the Agreed Proponent-Driven Offset and the payment of the Financial Settlement Offset Amount which is the way in which the Entity is to deliver the Environmental Offset pursuant to the Notice of Decision.

Commencement Date means the commencement of this agreement pursuant to clause 2.3.

CPI means the Consumer Price Index.

Development Application has the meaning given under Planning Act.

Development Permit has the meaning given under Planning Act.

Early Arrangement has the meaning given under the EO Act.

Early Arrangement Application Number is the number described in Item 1 of Schedule 1.

Entity means the person described in Item 2 of Schedule 1.

Environmental Offset has the meaning given under the EO Act.

EO Act means the Environmental Offsets Act 2014.
Financial Settlement Offset has the meaning given by the EO Act.

Financial Settlement Offset Amount means the amount recorded in ‘Part A – Offset Calculator Results’ as the total financial offset requirement rounded to the nearest dollar on ‘Environmental Offsets Delivery Form 4 – Financial Settlement Details’ in the Notice of Election, subject to any requirement in the Notice of Decision for the Environmental Offset to be delivered in a different way, which is part of the Combination.

Force Majeure means an event:

(a) being a decree of the Commonwealth Government or the State Government, an act of God, industrial disturbance, act of public enemy, war, international blockade, public riot, lightning, flood, earthquake, fire, storm or other event whether of a kind herein specified or otherwise; and

(b) which is not within the control of the party claiming Force Majeure; and

(c) which could not have been prevented by the exercise by that person of a standard of foresight, care and diligence consistent with that of a prudent and competent person under the circumstances.

Identified Impact Area means the impact area identified in the Application, subject to any variation by the Notice of Decision.

Identified Prescribed Environmental Matter means the Prescribed Environmental Matter identified in the Application for the Identified Impact Area, subject to any variation by the Notice of Decision.

Land means the land specified in the ‘Property description’ and ‘Property location’ in the Notice of Decision.

Material Change of Use has the meaning given under Planning Act.

Notice of Decision means the notice given by the Administering Agency to the Entity which states that:

(a) the Administering Agency agrees to entering into an Early Arrangement; and

(b) the way in which the Entity is required to deliver the Environmental Offset for the Identified Prescribed Environmental Matter is by way of a combination of a Financial Settlement Offset and a Proponent-Driven Offset

which is identified in Item 4 of Schedule 1.

Offset Condition has the meaning given in the EO Act.

Offset Delivery Plan means the offset delivery plan specified in the Notice of Decision, subject to any requirements in the Notice of Decision.

Offset Land means the land specified in the ‘Offset land description’ and ‘Offset land address’ in the Notice of Decision.

Offset Landowner means the entity that owns the Offset Land.

Operational Work has the meaning given under Planning Act.

Owner has the meaning given under Planning Act.

Planning Act means the Planning Act 2016.
Prescribed Activity has the meaning given by the EO Act.

Prescribed Environmental Matter has the meaning given by the EO Act.

Proponent-Driven Offset has the meaning given by the EO Act.

Proposed Recalculated Financial Settlement Offset Amount means the amount identified in the standard form ‘Application to recalculate/refund/credit Financial Settlement Offset Amount’.

Recalculated Financial Settlement Offset Amount means the value of the recalculated financial settlement offset amount (rounded to the nearest dollar) identified in a notice given by the Administering Agency to the Entity pursuant to clause 9(b)(ii) confirming that the Administering Agency agrees that the Proposed Recalculated Financial Settlement Offset Amount has been correctly calculated.

Reconfiguring a Lot has the meaning given under Planning Act.

Significant Residual Impact has the meaning given in the EO Act.

Sell includes transfer, lease, licence, part with possession, dispose of, or alienate and "Sale" has the corresponding meaning.

1.2 Interpretation

In this agreement, unless a contrary intention appears, reference to:

(a) A clause is to a clause in this agreement.

(b) The singular includes the plural and vice versa.

(c) Any gender includes all other genders.

(d) A person includes a firm, a corporation, an association and a body, whether incorporated or not and a government or statutory body or authority.

(e) Legislation (including subordinate legislation) includes:

(i) statutory instruments under the legislation; and

(ii) consolidations, amendments, re-enactments or replacements of the legislation; and

(iii) writing includes any mode of representing or reproducing words in tangible and permanently visible form and includes facsimile transmission; and

(iv) this or any other agreement includes the agreement as varied or replaced and is not affected by any change in the identity of the parties; and

(v) a day is to a business day.

(f) The clause headings appearing in this agreement are inserted for convenience of reference and do not affect the construction of this agreement.

(g) If any words are italicised or otherwise printed differently, this has been done for convenience only and does not affect the construction of this agreement.

(h) Whenever more persons than one constitute a party all the covenants, agreements, conditions, restrictions and provisos on the part of that party contained or implied in this agreement bind those persons jointly and each of them severally.

(i) This agreement is in all respects to be interpreted in accordance with the laws of the State of Queensland, and the parties irrevocably and unconditionally submit to the non-exclusive
jurisdiction of the courts of that state and any courts which have jurisdiction to hear appeals from them, and waive any right to object to proceedings being brought in those courts.

(j) Nothing contained in this agreement affects, prejudices or derogates from the requirements of any statute or from the rights, powers and authorities of the Administering Agency under the provisions of any statute or under any declared policy of the Administering Agency.

(k) An inclusive definition, or an example or particularisation of a provision, does not limit but may extend that definition or provision.

(l) Where a word or expression is defined, other parts of speech and grammatical forms of that word or expression have a corresponding definition.

(m) All schedules to this agreement form part of this agreement and a reference to an item is a reference to an item in the schedule.

1.3 Other expressions
If a term is not defined in this agreement it shall unless the context otherwise requires, have the meaning given to it by:

(a) the EO Act; or

(b) the Macquarie Dictionary in the absence of a definition in the EO Act.

2. Acknowledgments

2.1 Application of the EO Act
This agreement is intended to constitute an Early Arrangement under section 19(5) of the EO Act.

2.2 Authority attaching to the Land
(a) The parties acknowledge that this agreement gives effect to an agreement reached between the Administering Agency and the Entity about the delivery of an Environmental Offset for the Identified Prescribed Environmental Matter.

(b) Upon an Authority being given, the parties acknowledge that the Authority will attach to the Land and will be binding on the Owner of the Land and the successors in title of the Owner of the Land and any occupier of the Land pursuant to section 73 of Planning Act.

2.3 Commencement
This agreement commences on the date the last party executes this agreement.

2.4 Future Offset Conditions
The parties acknowledge and agree that:

(a) the Combination is in respect of the Identified Impact Area; and

(b) in the event that an Authority is granted that includes an Offset Condition for the Identified Prescribed Environmental Matter to which there is a change to the impact on the Identified Prescribed Environmental Matter (including a change to the Identified Impact Area), then the Administering Agency may issue a notice under section 19A(3) of the EO Act.

2.5 Not a Development Permit or Authority
The parties acknowledge and agree that this agreement:
(a) is not a Development Permit for Assessable Development and does not approve a Prescribed Activity; and
(b) does not fetter the Administering Agency’s decision in respect of any application made for an Authority that will impact the Identified Prescribed Environmental Matter, or any other Development Application for the Land.

3. Obligations of the parties

3.1 Entity’s obligations

The Entity must:
(a) deliver the Agreed Proponent-Driven Offset in accordance with clause 4;
(b) pay the Financial Settlement Offset Amount in accordance with clause 8; and
(c) otherwise comply with the terms of this agreement.

3.2 Administering Agency’s obligations

The Administering Agency must comply with the terms of this agreement.

3.3 Offset Landowner’s obligations

The Offset Landowner must:
(a) allow the Agreed Proponent-Driven Offset to be delivered on the Offset Land in accordance with clause 5; and
(b) if clause 6 applies, make the application referred to in clause 6(b); and
(c) otherwise comply with the terms of this agreement.

4. Delivery of the Proponent-Driven Offset

(a) The parties acknowledge and agree that pursuant to section 19A(2)(a) of the EO Act, the Entity may start to deliver the Agreed Proponent-Driven Offset before an Authority is granted for a Prescribed Activity that includes an Offset Condition for the Identified Prescribed Environmental Matter.

(b) The Entity must carry out all necessary actions and work to deliver the Agreed Proponent-Driven Offset in the way specified in the Offset Delivery Plan.

(c) The parties acknowledge and agree that the Entity is responsible for all costs and ongoing responsibilities for the delivery of the Agreed Proponent-Driven Offset pursuant to the Offset Delivery Plan.

5. Consent to using Offset Land for the Agreed Proponent-Driven Offset

(a) The Offset Landowner acknowledges that the Offset Delivery Plan specifies actions and work to be carried out on the Offset Land by the Entity to allow the Agreed Proponent-Driven Offset to be delivered in accordance with this agreement.

(b) The Offset Landowner agrees:
(i) to allow the actions and work specified in the Offset Delivery Plan to be carried out on the Offset Land by the Entity in accordance with the terms of this agreement, so that the Agreed Proponent-Driven Offset can be delivered;

(ii) to comply with and carry out any actions or work required to be carried out by the Offset Landowner in the Offset Delivery Plan; and

(iii) that it will not seek to restrain, prevent or hinder the Entity from carrying out the actions and work specified in the Offset Delivery Plan on the Offset Land.

6. Dealing with advanced offsets

(a) This clause applies in the event that the Offset Land is registered as an advanced offset in the register kept by the Administering Agency under section 90 of the EO Act.

(b) Within 10 Business Days of the Commencement Date, the Offset Landowner must make an application pursuant to section 14(6) of the Environmental Offsets Regulation 2014 to the Administering Agency (as decision-maker) for the Offset Land to no longer be identified as an advanced offset and to be removed from the register.

7. When obligation to deliver the Agreed Proponent-Driven Offset ceases

The parties agree that the obligation on the Entity in clause 4 to deliver the Agreed Proponent-Driven Offset will cease to have effect once the Chief Executive Officer of the Administering Agency has given written notification that:

(a) the actions and obligations of the Offset Delivery Plan have been completed in full; and

(b) the Agreed Proponent-Driven Offset has been secured for at least the same duration as the impact on the Prescribed Environmental Matter arising from the Prescribed Activity.

8. Payment of the Financial Settlement Offset Amount

(a) Pursuant to section 19A(2)(b) of the EO Act, the Entity must not pay the Financial Settlement Offset Amount until an Authority is granted for a Prescribed Activity that includes an Offset Condition for the Identified Prescribed Environmental Matter.

(b) The Entity must pay the Financial Settlement Offset Amount (subject to clause 9) to the Administering Agency before the earlier of the following events:

(i) any Operational Work commencing on the Land;

(ii) a request for approval for any subdivision plan for Reconfiguring a Lot for the Land; and

(iii) the first Material Change of Use starting on the Land.

(c) Payment of the Financial Settlement Offset Amount must:

(i) be made:

(A) by bank cheque, debit card (from a savings or cheque account), credit card, up to the amount of $50,000 (credit card payments will incur a surcharge), or cash at a customer service centre of the Administering Agency; or

(B) by bank cheque by post to PO Box 5042, Gold Coast MC, QLD 9729;
(ii) if made by bank cheque:
    (A) describe the payee in the terms specified in the Notice of Decision; and
    (B) not be a post-dated bank cheque;

(iii) be in Australian currency.

(d) Upon the Administering Agency providing a receipt to the Entity for the entire Financial Settlement Offset Amount, the obligation under this agreement for the Entity to pay the Financial Settlement Offset Amount will be satisfied.

9. Recalculation of the Financial Settlement Offset Amount

(a) The parties acknowledge that where the time of payment of the Financial Settlement Offset Amount is 18 months or more after the Commencement Date, section 2.4.2 of the Queensland Environmental Offsets Policy (Version 1.1) requires that the Financial Settlement Offset Amount will need to be recalculated using the financial settlement offset calculator to account for fluctuations in CPI.

(b) The parties agree that if the time of payment of the Financial Settlement Offset Amount (pursuant to clause 8) is 18 months or more after the Commencement Date, then prior to payment of the Financial Settlement Offset Amount:

(i) the Entity will complete and provide to the Administering Agency the standard form ‘Application to recalculate/refund/credit Financial Settlement Offset Amount’, which will attach the environmental offsets calculator results email and the environmental offsets calculator results email attachment (offset-data.csv) and identify the Proposed Recalculated Financial Settlement Offset Amount;

(ii) the Administering Agency will provide a notice to the Entity confirming whether it is of the view that the details inputted into the environmental offsets calculator to generate the Proposed Recalculated Financial Settlement Offset Amount are correct; and

(iii) if the Administering Agency identifies an error in the details input into the environmental offsets calculator, then:

    (A) the notice referred to in clause 9(b)(ii) must identify the error in the details input into the environmental offsets calculator;

    (B) the Entity must recalculate the Proposed Recalculated Financial Settlement Offset Amount (by rectifying the error in the details inputted into the environmental offsets calculator) and complete and provide to the Administering Agency the standard form ‘Application to recalculate/refund/credit Financial Settlement Offset Amount’; and

    (C) the Administering Agency will provide a notice to the Entity referred to in clause 9(b)(ii).

(c) The parties agree that:

(i) the Recalculated Financial Settlement Offset Amount replaces the Financial Settlement Offset Amount; and
(ii) a reference to the Financial Settlement Offset Amount in clause 8 of this agreement is a reference to the Recalculated Financial Settlement Offset Amount without any further amendment being required to be made to this agreement.

10. Assignment by Entity and novation of agreement

10.1 Restriction on assignment

The Entity shall not, either absolutely or by way of security, assign its interests, rights or obligations under this agreement prior to the performance and fulfillment of the Entity’s obligations under this agreement without:

(a) the prior consent of the Administering Agency in writing signed by the Chief Executive Officer of the Administering Agency; and

(b) the Assignee having entered into a deed of novation of this document with the Administering Agency, on terms reasonably acceptable to the Administering Agency, whereby the Assignee becomes contractually bound to the Administering Agency to perform and fulfill the provisions of this document or such of them as remain unperformed or unfulfilled by the Entity at the time of such assignment.

10.2 Restriction on the right to refuse

The Administering Agency may, in its absolute discretion, withhold its consent to the assignment.

10.3 Conditions of the consent

If the Administering Agency grants its consent, the Administering Agency may impose conditions for the giving of such consent which are not inconsistent with the provisions of this agreement.

10.4 Entity to remain liable

In the event of an assignment being made other than in accordance with this clause 10 then the Entity shall perform and fulfill such of its obligations under this document as have not been performed in accordance with any necessary timeframes in this agreement.

11. Assignment by Offset Landowner and novation of agreement

11.1 Restriction on the right to sell the Offset Land

The Offset Landowner shall not Sell the Offset Land prior to the performance and fulfillment of the Entity’s obligations and the Offset Landowner’s obligations under this agreement except subject to the condition that the purchaser shall enter into a deed of novation of this document with the Administering Agency, on terms reasonably acceptable to the Administering Agency, whereby the purchaser becomes contractually bound to the Administering Agency to perform and fulfill the provisions of this agreement or such of them as remain unperformed or unfulfilled by the Entity’s obligations and the Offset Landowner’s obligations at the time of such Sale.

11.2 Restriction on assignment

Subject to clause 11.1, the Offset Land Owner shall not, either absolutely or by way of security, assign its interests, rights or obligations under this agreement without the prior consent of the Administering Agency in writing signed by the Chief Executive Officer of Administering Agency.

11.3 Restriction on the right to refuse

The Administering Agency may, in its absolute discretion, withhold its consent to the assignment.
11.4 Conditions of the consent
If the Administering Agency grants its consent, the Administering Agency may impose conditions for the giving of such consent which are not inconsistent with the provisions of this agreement.

12. Default

12.1 Rights of the Administering Agency on default
(a) If the Entity has breached clauses 3.1, 4, 8 or 10 of this agreement, the Administering Agency may elect, in its absolute discretion and without limiting any other rights, to do one or more of the following:
   (i) pursue contractual remedies for breach of this agreement; or
   (ii) exercise any of its powers pursuant to Chapters 5 and 6 of Planning Act.
(b) If the Offset Landowner has breached clauses 3.3, 5, 6 or 11 of this agreement, the Administering Agency may elect, in its absolute discretion and without limiting any other rights, to do one or more of the following:
   (i) pursue contractual remedies for breach of this agreement; or
   (ii) exercise any of its powers pursuant to Chapters 5 and 6 of Planning Act.

13. Mediation

13.1 Negotiation and good faith
If a dispute arises between the parties, then prior to initiating any court action, the parties must meet and in good faith attempt to resolve the dispute.

13.2 Parties to mediate
(a) If the parties fail to resolve the dispute within 10 Business Days of the dispute arising, then the parties must submit to the mediation of the dispute by a mediator appointed by the President for the time being of the Queensland Law Society.
(b) The mediator's fees shall be borne equally by the parties.

14. Service

14.1 Service by prepaid post
A notice is sufficiently made, given or served by a party if left at or forwarded by prepaid post in an envelope addressed to the other party or any of them (where there are more persons than one person comprising the other party) at the address of that party shown specified in the Notice details clause.

15. Miscellaneous

15.1 Payment of costs
Each party bears its own costs.

15.2 Time
Time is, in all cases, of the essence.
15.3 **Joint and severable liability**

(a) If the **Entity** is more than one entity, then the provisions of this agreement bind the entities that are the **Entity** jointly and severally.

(b) If the **Offset Landowner** is more than one entity, then the provisions of this agreement bind the entities that are the **Offset Landowner** jointly and severally.

15.4 **Waiver**

No waiver by the **Administering Agency** of any breach by the other parties of any of the provisions of this agreement shall be implied against the **Administering Agency** or be otherwise effective unless it is in writing under the hand of the **Chief Executive Officer**.

15.5 **Laches and delay**

No laches or delay by the **Administering Agency** at any time or times in enforcing any of its rights, powers and the like under this agreement prejudice or affect those rights or powers.

15.6 **Severance**

If any provision of this agreement cannot be given effect or full force and effect by reason of statutory invalidity that provision shall be severed or read down but so as to maintain and uphold so far as possible the remaining provisions of this agreement.

15.7 **Warranty of authority**

Any person signing this agreement:

(a) as attorney of any party warrants to the other parties that at the date of execution that person has not received any notice or information of the revocation of the power of attorney appointing that person; and

(b) as an authorised officer, agent or trustee of any party warrants to the other parties that at the date of execution that person has full authority to execute this agreement in that capacity.

15.8 **Counterparts**

This agreement may be executed in counterparts. All executed counterparts constitute one document.

15.9 **Further assurances**

Each party agrees at its cost to do everything reasonably necessary to give effect to this agreement.

15.10 **Force Majeure**

(a) If a party is unable by reason of an event of **Force Majeure** to carry out its obligations under this agreement, that party must give a notice to the other party advising of the event of the **Force Majeure** as soon as it is reasonably practicable after the event of a **Force Majeure**.

(b) If a party gives a notice advising of an event of **Force Majeure**, that party's obligations will be suspended during the period for which the event of **Force Majeure** or its effect extends.

(c) Where the obligations of the **Administering Agency** are dependent upon the occurrence of specified circumstances, then the **Administering Agency** will be relieved of its obligations for so long as there is a change or deviation or nonoccurrence of those circumstances arising from a matter beyond the **Administering Agency's** control.
15.11 Amendment of agreement

(a) Despite any other provision of this agreement, the parties may at any time agree to vary the terms of this agreement or the Offset Delivery Plan pursuant to:

(i) section 19(7) of the EO Act; or

(ii) section 20(2) of the EO Act.

(b) If the parties agree to amend the terms of this agreement or the Offset Delivery Plan in accordance with clause 15.11(a)(ii) the parties acknowledge that any amendment to this agreement is subject to:

(i) the Administering Agency having regard to the matters mentioned in section 19(1)(a) and (b) of the EO Act (pursuant to section 20(3) of the EO Act); and

(ii) the Offset Delivery Plan complying with the requirements of section 18(4) and (5) of the EO Act (pursuant to section 20(4) of the EO Act).

(c) No modification, variation or amendment of this agreement is of any force or effect unless:

(i) it is in the form of an amendment agreement and has been signed by the parties; and

(ii) where relevant the amendment agreement complies with the requirements of the EO Act.
Signing pages

EXECUTED as a deed.

Signed for and on behalf of COUNCIL OF THE CITY OF GOLD COAST by ______________ (name) pursuant to delegated authority number ______ on the _____ day of ______ (month) ______ (year) in the presence of:

____________________________________  ______________________________________
Signature                                   Witness

____________________________________  ______________________________________
Full Name                                   Print full name
Instructions to the Entity:

1. If the Entity is only one entity, please sign in accordance with steps 4 and 5 on this page 18. Please do not sign on page 19.

2. If the Entity comprises two entities, please have the second entity sign on page 19 in accordance with steps 4 and 5.

3. If the Entity comprises more than two entities, please print out page 19 the number of times required so that each entity signs in accordance with steps 4 and 5.

4. If the Entity is a corporation (and not an individual) please sign Entity Signing Clause – corporation. Please do not sign Entity Signing Clause - individual.

5. If the Entity is an individual (and not a corporation) please sign Entity Signing Clause – individual. Please do not sign Entity Signing Clause – corporation.

Entity Signing Clause – corporation

Signed for the Entity under section 127 of the Corporations Act 2001 on the ___ day of ______ (month) ______ (year) in the presence of:

Signature of director

Signature of director/company secretary
(Please delete as applicable)

Name of director (print)

Name of director/company secretary (print)

Entity Signing Clause – individual

Signed for the Entity on the ___ day of ______ (month) ______ (year) in the presence of:

Signature

Witness

Full name

Print full name
This page only needs to be signed if the Entity is more than one entity.

Entity Signing Clause – corporation

Signed for the Entity under section 127 of the Corporations Act 2001 on the ___ day of ______ (month) ____ (year) in the presence of:

Signature of director

Signature of director/company secretary (Please delete as applicable)

Name of director (print)

Name of director/company secretary (print)

Entity Signing Clause – individual

Signed for the Entity on the ___ day of ______ (month) ____ (year) in the presence of:

Signature

Witness

Full name

Print full name
Instructions to the Offset Landowner:

1. If the Offset Landowner is only one entity, please sign in accordance with steps 4 and 5 on this page 20. Please do not sign on page 21.

2. If the Offset Landowner comprises two entities, please have the second entity sign on page 21 in accordance with steps 4 and 5.

3. If the Offset Landowner comprises more than two entities, please print out page 21 the number of times required so that each entity signs in accordance with steps 4 and 5.

4. If the Offset Landowner is a corporation (and not an individual) please sign Offset Landowner Signing Clause – corporation. Please do not sign Offset Landowner Signing Clause - individual.

5. If the Offset Landowner is an individual (and not a corporation) please sign Offset Landowner Signing Clause – individual. Please do not sign Offset Landowner Signing Clause – corporation.

Offset Landowner Signing Clause – corporation

Signed for _____________________________
(insert the name of the entity who is the Offset Landowner) under section 127 of the Corporations Act 2001 on the _____ day of _______ (month) _______ (year)
in the presence of:

__________________________                             ____________________________
Signature of director                                                Signature of director/company secretary
(Please delete as applicable)

__________________________                             ____________________________
Name of director (print)                                             Name of director/company secretary (print)

Offset Landowner Signing Clause – individual

Signed for _____________________________
(insert the name of the entity who is the Offset Landowner) on the _____ day of _______ (month) _______ (year) in the presence of:

__________________________                             ____________________________
Signature                                                              Witness

__________________________                             ____________________________
Full name                                                               Print full name
Offset Landowner Signing Clause – corporation

Signed for _____________________________
(insert the name of the entity who is the Offset Landowner) under section 127 of the Corporations Act 2001 on the _____ day of _______ (month) _______ (year) in the presence of:

______________________________  ____________________________
Signature of director                        Signature of director/company secretary
(Please delete as applicable)

______________________________  ____________________________
Name of director (print)                        Name of director/company secretary (print)

Offset Landowner Signing Clause – individual

Signed for _____________________________
(insert the name of the entity who is the Offset Landowner) on the _____ day of _______ (month) _______ (year) in the presence of:

______________________________  ____________________________
Signature                        Witness

______________________________  ____________________________
Full name                        Print full name