

From: [David Waite](#)  
To: [Legal Affairs and Community Safety Committee](#)  
Subject: Lot entitlements  
Date: Saturday, 13 October 2012 4:57:39 PM

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13/10/2012

The Legal Affairs & Community Safety Committee

Subject : Lot Entitlements.

Dear Committee,

We find it absolutely unbelievable that we are once again forced into a position of having to write and express our concerns re this legislation.

Given the long history in terms of stress, costs and time, to all involved, it is ridiculous to now reopen this "can of worms".  
For the record, the Queensland Govt and our former local member Mr Peter Lawlor has on record, our previous submissions.

This issue/situation was resolved fairly, we believe, after excessive and unnecessary cost to unit owners, with the passing of the most recent legislation in 2011.

It must be remembered that it was the owners of the larger units ie. penthouses and sub penthouses who instigated these proceedings. They were able to initially challenge to have their lot entitlement altered, because of a loophole caused by poor wording in the original legislation.

People at the time of purchase, are aware of their responsibilities re this particular aspect. To have this financial cost, increasing for small unit owners and decreasing for the owners of the most expensive units, is, in our opinion totally unfair and unjustifiable.

Ramifications from yet another change in legislation relating to this matter, particularly one that reverts back to anything like the original, can in no way be considered positive:

1. Once again you create the "us and them" situation in all unit and apartment blocks in QLD, where committees are torn apart and friendships are destroyed through no fault of their own. This is very wrong.

2. Many small unit owners, particularly those who have lived in the same one for many years and are under increasing cost of living pressure, will have another increase to their costs, with the potential to force them into renting. This is wrong.

3. The impact for resale of these smaller units is another very stressful issue for those who are forced into a position where they have to sell.  
Both the short and long term value for smaller units is impacted negatively with little or no prospect for any capital gain. Disgraceful, given the current overall housing and real estate situations everywhere.

4. It would certainly feed the view that this government is happy for the rich to get richer and the others to bear the pressures. Very wrong... government is surely not about supporting or creating legislation that feeds this perception.

We hope those responsible, take the time to read all previous submissions from the public.

Any government which would revoke what had at last been made "fair to all", should seriously consider the consequences and impact on the electorate. In our opinion and in those of our friends in similar circumstances, this would be farcical and unwise, given the fact that it took 10 years to rectify this very unfair situation

Yours sincerely.

David and Dixie Waite.