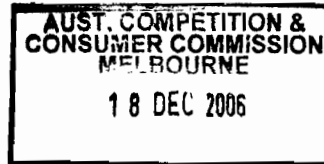


8 December 2006



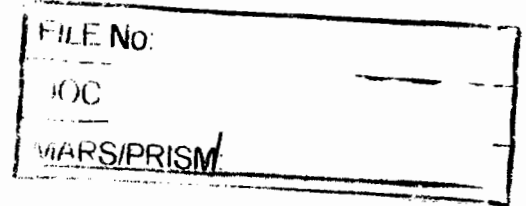
Mills Oakley Lawyers Pty Ltd  
ABN: 51493069734  
ACN: 079 480 943

Contact: Cameron Allen  
Direct Dial: 9605 0929  
E-mail: [callen@millsokley.com.au](mailto:callen@millsokley.com.au)

Partner Responsible: Laurance Davis

Your Ref:  
Our Ref: 2072193 CA

Australian Competition and Consumer Commission  
GPO Box 520J  
MELBOURNE VIC 3001



Dear Sir/Madam,

**Elderslie Finance Corporation Limited**

On behalf of our client, we enclose the following:

1. Form G – Exclusive Dealing Notification and supporting documentation;
2. cheque for \$100.00 being lodging fee.

Kindly acknowledge receipt.

Should you have any queries regarding the Application please contact our client direct as follows:

Howard Bartlett  
Peyton Waite  
353 Plenty Road  
PRESTON 3072  
Telephone: 9478 4933

If you have any questions or require further information please contact Cameron Allen on 9605 0936.

Yours faithfully,

  
**MILLS OAKLEY**

# Form G

N92736

Commonwealth of Australia  
Trade Practices Act 1974 ---- Sub-section 93(1)

## EXCLUSIVE DEALING NOTIFICATION

### To the Australian Competition and Consumer Commission:

Notice is hereby given, in accordance with sub-section 93(1) of the *Trade Practices Act 1974*, of particulars of conduct or of proposed conduct of a kind referred to in sub-section 47(2), (3), (4), (5), (6) or (7), or paragraph 47 (8) (a), (b) or (c) or (9)(a), (b), (c) or (d) of that Act in which the person giving notice engages or proposes to engage.

(PLEASE READ DIRECTIONS AND NOTICES ON BACK OF FORM)

1 (a) Name of person giving notice:

Elderslie Finance Corporation Limited A.C.N 008 678 233

(b) Short description of business carried on by that person:

Property development

(c) Address in Australia for service of documents on that person

Attention: Howard Bartlett, Payton Waite, 353 Plenty Road, Preston, Victoria 3072

2 (a) Description of the goods or services in relation to the supply or acquisition of which this notice relates:

The sale of vacant land lots in Stage 2 of the development 440 Bridge Inn Road, 460 Bridge Inn Road, 55 Cravens Road and 1405A Plenty Road, Mernda (known as the Groves, Mernda).

(b) Description of the conduct or proposed conduct:

The sale of lots on an exclusive basis to purchasers who agree to enter into a domestic building contract with one of six selected builders for the construction of those dwellings on the lots purchased. The Contract's of Sale will include a provision obliging the purchasers to enter into such a Contract with one of the named builders, proposed conduct to which Section 47 (6) of the Trade Practices Act 1974 may apply.

3 (a) Class or classes of persons to which the conduct relates

Proposed purchasers and purchasers of the lots in Stage 2 of the development.

(b) Number of those persons-

- (i) At present time: Unable to estimate.
- (ii) Estimated within the next year: Unable to estimate.

(c) Where number of persons stated in item 3 (b) (i) is less than 50, their names and addresses: N/A

4. Names and address of person authorised by the person giving this notice to provide

Howard Bartlett, Peyton Waite, 353 Plenty Road, Preston 3072.

Dated: 8 December 2006

Signed by/on behalf of the applicant giving notice

.....  
(Signature)

.....  
(Full Name)

.....  
(Description)

**Cameron Allen**  
Level 4, 121 William Street  
Melbourne, Victoria, 3000  
.....  
An Australian Legal Practitioner  
within the meaning of the  
Legal Profession Act 2004.  
.....

## DIRECTIONS

1. If there is insufficient space on this form for the required information, the information is to be shown on separate sheets, numbered consecutively and signed by or on behalf of the person giving the notice
2. If the notice is given by or on behalf of a corporation, the name of the corporation is to be inserted in item 1(a), not the name of the person signing the notice, and the notice is to be signed by a person authorised by the corporation to do so.
3. In item 1(b), describe that part of the business of the person giving the notice in the course of which the conduct is engaged in.
4. If particulars of a condition or of a reason of the type referred to in sub-section 47(2), (3), (4), (5), (6), (7), (8) or (9) of the *Trade Practices Act* 1974 have been reduced in whole or in part to writing, a copy of the writing is to be provided with the notice.
5. In item 3 (a), describe the nature of the business carried on by the persons referred to in that item.
6. In item 3(b) (ii), state an estimate of the highest number of persons with whom the person giving the notice is likely to deal in the course of engaging in the conduct at any time during the next year.

## NOTICE

If this notification is in respect of conduct of a kind referred to in sub-section 47(6) or (7) or paragraph 47(8)(c) or (9) (d) of the *Trade Practices Act* 1974 ("the Act"), it comes into force at the end of the period prescribed for the purposes of subsection 93(7a) of the Act ("the prescribed period") unless the Commission gives a notice under sub-section 93A(2) of the Act within the prescribed period, or this notification is withdrawn.

The prescribed period is 21 days (if this notification is given on or before 30 June 1996) or 14 days (if this notification is given after 30 June 1996), starting on the day when this notification is given.

If the Commission gives a notice under sub-section 93A(2) of the Act within the prescribed period, this notification will not come into force unless the Commission, after completing the procedures in section 93A of the Act, decides not to give a notice under subsection 93(3A) of the Act. The notification comes into force when that decision is made.

If this notification is in respect of conduct of a kind referred to in subsection 47(2), (3), (4) or (5), or paragraph 47(8)(a) or (b) or (9)(a), (b) or (c), of the Act, it comes into force when it is given.