

21 July 2022

Body Corporate for The Sands CTS 14967  
C/- Capitol Body Corporate Administration Gold Coast  
L2/91 Upton St  
Bundall Qld 4217

By email [w.nolan@bigpond.net.au](mailto:w.nolan@bigpond.net.au); [colevans1@hotmail.com](mailto:colevans1@hotmail.com)

## **The Sands CTS 14967 – termination of scheme**

Thank you for your instructions with respect to the scheme termination.

### Our role

Our role will include:

- Part 1 – meeting with you, advising on the process, considerations and mechanisms available to terminate the scheme;
- Part 2 – drafting a proposed resolution and any required documents (such as termination issues agreements) to give effect to an agreed termination; and
- Part 3 – assisting in relation to any negotiations or ancillary issues that may arise (as instructed).
- Part 4 – preparing and acting on your behalf in relation to any District Court proceedings.

### Costs

We estimate professional fees for the above work to be in the range of:

- Part 1 - \$1,200 to \$1,800 plus GST;
- Part 2 - \$1,000 to \$2,000 plus GST;
- Part 3 - \$500 to \$5,000 plus GST; and
- Part 4 - \$5,000 to \$20,000 plus GST (and any third party consultants required).

### About us

Our clients include some of the largest bodies corporate in Queensland and northern New South Wales, but our experience spans from Perth to Port Douglas. With extensive experience in this area, we understand the body corporate industry and how it has changed due to the rise of apartment living.

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We also understand how individual body corporate committees function. The team are experienced in dealing with issues that arise in regard to community title schemes. We know the risks inherent in the process and are adept at dealing with all types of situations.

This gives our clients confidence that we will provide them with the best advice and advocacy in all body corporate and strata matters. Our lawyers have guided clients through all types of transactions and disputes in our years of practice.

## Moving forward

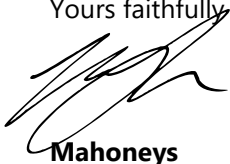
We look forward to hearing from you further. Please let us know if you would like any further information before making your decision on our appointment.

If the body corporate does wish to engage us:

- please provide us with a copy of the scheme's:
  - community management statement;
  - survey plan;
  - sinking fund forecast; and
  - details of any current maintenance or large capital expenses that are expected.
- the below template motion can be used by passing a vote outside committee meeting resolution:

*THAT the Body Corporate appoint Mahoneys to act, and provide legal advice, on the scheme termination issues in accordance with the proposal provided by Mahoneys.*

Yours faithfully



**Mahoneys**

Contact      Todd Garsden  
Direct phone    07 3007 3753  
Email          tgarsden@mahoneys.com.au