



Government Gazette

OF

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PERTH : MONDAY, AUGUST 17.

[1931.]

ROYAL COMMISSION

WESTERN AUSTRALIA, } By His Excellency John Alfred North-
 TO WIT. } more, Administrator in and over the
 J. A. NORTHMORE, } State of Western Australia and its
 Administrator. } Dependencies in the Commonwealth of
 [L.S.] } Australia.

To The Honourable John Patrick Dwyer, a Judge of
 the Supreme Court of Western Australia: Greeting:

KNOW Ye that I, the said Administrator, acting with
 the advice and consent of the Executive Council, do
 hereby appoint you, the Honourable John Patrick
 Dwyer, a Judge of the Supreme Court of Western Aus-
 tralia, to be a Commissioner generally to investigate
 and report upon the transactions in Western Australia
 of Land and Homes (W.A.), Limited, a Company duly
 incorporated under the provisions of the Companies
 Act, 1893, having its registered office and principal place
 of business situate at 75 Barrack Street, Perth, in the
 said State, and carrying on business as vendors of land
 and as land agents, and in particular without in any
 manner whatsoever limiting the generality of the power
 hereby conferred, to do all of the following things,
 namely:—

1. To inquire into and report upon—

- (a) The lands acquired by the Company and held by it for sale, and the lands not belonging to the Company but placed by the owners thereof with the Company for sale.
- (b) The manner in which lands belonging to the Company and held for sale were acquired by the Company, the amounts of the purchase price paid by, or the nature and value of any other consideration which passed from the Company upon the acquisition of such lands, the parties from whom the Company acquired such lands, and the terms and conditions contained in the contracts of sale (if any) whereunder the Company acquired such lands.
- (c) The amounts expended by the Company in subdividing and improving such land and in providing conveniences in respect of land and any expenditure by the Company on or in connection with such lands.

- (d) The amounts of the purchase price and the nature of other consideration received or demanded by the Company in respect of the sale of lands owned by the Company and sold or offered by the Company for sale.
- (e) The reasonableness or otherwise of the profits obtained or sought to be obtained by the Company upon sales of its own lands.
- (f) The nature, terms, and conditions of the contracts of sale of land, whether owned by the Company or not, entered into between the Company as owner or as agent for the owner, and the purchasers of such land.
- (g) Where contracts of sale of land are expressed to be made and entered into by the Company as agent for or on behalf of the owner of such land, whether, where, when, and in what manner such owner has authorised or ratified such contract.
- (h) The employment by the Company of canvassers, salesmen, and agents for or in connection with sales of land by or through the Company, and the qualifications of such persons, and the evidence thereof which the Company has required or requires before employing such persons.
- (i) The nature, extent and particulars of the instructions and authority given by the Company to its officers, employees, and agents who are either directly or indirectly engaged in negotiating, arranging, or effecting sales of land.
- (j) The persons by whom and the methods by which endeavours have been made and are being made to secure purchasers of land from or through the Company, and to effect sales of land to such purchasers.
- (k) The persons who have been authorised and are now authorised to obtain the execution of contracts of sale of land by the purchasers thereof; and the places where contracts of sale are usually tendered to purchasers for execution by such purchasers.
- (l) The extent (if any) to which employees and agents of the Company are instructed and authorised by the Company to make any representations in relation to land offered by them for sale in an endeavour to secure purchasers of such land.



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