

ENFORCEABLE UNDERTAKING

Section 159 of the *Liquor Act 2019*

The commitments in this undertaking are offered to the Director of Liquor Licensing by:

VALENTIN CORCHADO

CHIEF OPERATING OFFICER

For and on behalf of

LARRAKIA CULTURAL CENTRE LIMITED

675 Berrimah Rd, East Arnhem NT 0822

BACKGROUND

1. The Northern Territory Liquor Commission (the Commission) is charged with various functions under the *Liquor Act 2019* (the Act), including the function of granting of a liquor licence to appropriate applicants.
2. The Commission has delegated the granting of a licence to appropriate applicants to the Director of Liquor Licensing (the Director), who is also charged with conducting an investigation into an application as the Director considers appropriate.
3. Larrakia Development Corporation as landlord and an indigenous organisation for the premises located at 675 Berrimah Rd, East Arnhem NT, confirms their intention to grant a lease to Larrakia Cultural Centre Limited (Larrakia) subject to finalisation of commercial terms, due diligence and formal documentation.
4. On 11 June 2026, Larrakia Cultural Centre Limited (ACN 81 665 584 010) applied to the Director for the grant of a licence with a restaurant authority for the premises, under construction and to be known as the Larrakia Cultural Centre located at 675 Berrimah Road, East Arnhem NT 0822.
5. Larrakia has four (4) directors, none of which have undergone probity examination for the process of granting the licence, and the nature of their tenure makes such an examination difficult.

6. The listed directors of Larrakia are:

- a. Mr Mark Anthony Motlop
- b. Ms Christine Francis Jenner
- c. Ms Helen Margaret Garnett
- d. Ms Tracy Puklowski

THE DIRECTOR'S CONCERNS

- 7. In assessing the application for the grant of a licence, the Act requires the decision maker to be satisfied the applicant, and their directors are fit and proper persons, necessitating an examination of the executive officers of the corporation.
- 8. As directors of Larrakia, those persons listed in Clause 6 are directors of the applicant and equally subject to an examination of the executive officers of that company.
- 9. Current circumstances do not reasonably allow for an examination of their suitability, and the Director is aware of the circumstances and takes no issue with it.
- 10. It is also noted they are unlikely to take an active role in the conduct of the business.
- 11. The likelihood of their daily involvement in the conduct of the business of the licence notwithstanding, the Act requires the decision maker to be satisfied as associates of the applicant, they are fit and proper persons.
- 12. Accordingly, the grant of a licence to Larrakia, if approved by the Director, is subject to a pre-condition, offered in advance by the applicant, that the applicant enter into an enforceable undertaking, pursuant to section 159(3) of the Act to the effect that those persons listed in clause 6 of this undertaking are restricted as to their involvement with the day to day operation and management of the business conducted under the licence.

ACKNOWLEDGEMENT OF CONCERNS

- 13. Larrakia Cultural Centre Limited acknowledges the Director's concerns and believes that they are reasonably held.

UNDERTAKINGS

14. Under section 159(3) of the Act, Larrakia has offered, and the Director has agreed to accept, as an alternative to the Director refusing to grant the licence to Larrakia, the undertaking set out in this Enforceable Undertaking.

15. Larrakia undertakes that:

- | | |
|--------------------------------|-----------------------------------|
| a. Mr Mark Anthony Motlop | Date of birth - 27 December 1958 |
| b. Ms Christine Francis Jenner | Date of birth - 10 September 1971 |
| c. Ms Helen Margaret Garnett | Date of birth - 23 September 1946 |
| d. Ms Tracy Puklowski | Date of birth - 26 November 1969 |

will have no involvement whatsoever with the day-to-day management or operations of the Larrakia Cultural Centre located at 675 Berrimah Rd, East Arnhem NT 0822.

16. Larrakia also undertakes that those persons listed in clause 15 will not be authorised to give any instruction or direction to the Nominee (Manager) of the licence granted to Larrakia or to any other staff member of Larrakia employed at the Larrakia Cultural Centre, located at 675 Berrimah Rd, East Arnhem NT 0822.

NON-COMPLIANCE

17. Should the Director believe that any party has failed to materially comply with the Enforceable Undertaking, he will write to the parties setting out the concerns regarding non-compliance.

18. The parties will have 14 days from the date of the Director's letter referred to in clause 17 to provide evidence satisfactory to the Director that it has remedied such non-compliance.

19. The provisions relating to remediation notwithstanding, the Commission and the Director reserve the right to take disciplinary action against the licensee in accordance with the Act for any non-compliance with this undertaking

ACKNOWLEDGEMENTS

20. The parties acknowledge that the Director, in accordance with section 159(6) of the Act, will record this Enforceable Undertaking in the Register of Enforceable Undertakings.

21. The parties also acknowledge, in accordance with section 159(7) of the Act that it may vary or withdraw this Enforceable Undertaking only with the consent of the Director.

COMMENCEMENT DATE

22. This Enforceable Undertaking will commence operative force from the date it is accepted by the Director.

PROVISION OF DOCUMENTS

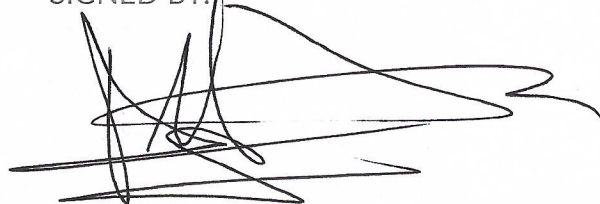
23. The address for providing the Director with any document or notice is:

The Director of Liquor of Licensing
GPO Box 1154
DARWIN NT 0801

The address for providing LCCL with any document or notice is:

Larrakia Cultural Centre Limited
Chief Operating Officer
Larrakia Cultural Centre
675 Berrimah Rd, East Arnhem NT 0822

SIGNED BY:



Valentin Corchado

For and on behalf of Larrakia Cultural Centre Limited (ACN 665 584 010)

Dated this 17th day of July 2026

Accepted by the Director of Liquor Licensing under section 159(5) of the *Liquor Act 2019*.



Melissa Garde

Director of Liquor Licensing

Dated this 21 day of July 2026.