

METROLAND AUSTRALIA LIMITED

ACN 009 138 149
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16/10/2009

Mr Patrick O'Connor
Senior Adviser, Issuers (Brisband)
ASX Markets Supervision Pty Ltd
Level 5
Riverside Centre
123 Eagle Street
Brisbane QLD 4000

Dear Mr O'Connor

Re : Metroland Australia Limited

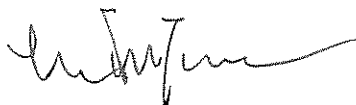
We refer to your letter of 16 October 2009.

In respect of the questions you have raised, we wish to advise as follows:

1. The delay in lodging Appendix 3X was due to the fact that the fund for the placement of shares by Mr Wang was waiting for clearance and when it subsequently cleared, the matter has been overlooked.
2. Arrangements are in place to ensure that the Company is able to meet its disclosure obligations under listing rules 3.19A. One of the measures is the acknowledgement in writing by all directors of the Company of this obligation and the Company constantly monitors the situation.
3. As stated above.

We like to take this opportunity to apologise for our oversight and wish to ensure you that all steps and actions will be taken to ensure such event from happening.

Yours faithfully



Frank Shien
Director



15 October 2009

Mr. Frank Shien
Chairman
Metroland Limited
Level 4,45 Murray Street
PYRMONT NSW 2009

By email: frankshien@metroland.com.au

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Dear Mr. Shien

Metroland Limited (the "Company")

Appendix 3X Initial Director's Interest Notice

We refer to the following;

1. The Appendix 3X lodged by the Company with ASX on Wednesday, 14 October 2009 (the "Appendix 3X") for Mr. Shuqing Wang;
2. Listing rule 3.19A which requires an entity to tell ASX the following:
 - 3.19A.1 The notifiable interests of a director of the entity (or in the case of a trust, a director of the responsible entity of the trust) at the following times.
 - On the date that the entity is admitted to the official list.
 - On the date that a director is appointed.The entity must complete Appendix 3X and give it to ASX no more than 5 business days after the entity's admission or a director's appointment.
 - 3.19A.2 A change to a notifiable interest of a director of the entity (or in the case of a trust, a director of the responsible entity of the trust). The entity must complete Appendix 3Y and give it to ASX no more than 5 business days after the change occurs.
 - 3.19A.3 The notifiable interests of a director of the entity (or in the case of a trust, a director of the responsible entity of the trust) at the date that the director ceases to be a director. The entity must complete Appendix 3Z and give it to ASX no more than 5 business days after the director ceases to be a director.
3. Listing rule 3.19B which states as follows.

An entity must make such arrangements as are necessary with a director of the entity (or in the case of a trust, a director of the responsible entity of the trust) to ensure that the director discloses to the entity

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all the information required by the entity to give ASX completed Appendices 3X, 3Y and 3Z within the time period allowed by listing rule 3.19.A. The entity must enforce the arrangements with the director.

4. The Companies Update dated 27 June 2008, reminding listed entities of their obligation to notify ASX within 5 business days of the notifiable interests in securities held by each director and outlining the action that ASX would take in relation to breaches of listings rules 3.19A and 3.19B.

The Appendix 3X indicates that Mr Wang was appointed as a director on Thursday, 1 October 2009. It appears that the Appendix 3X should have been lodged with ASX by Friday, 9 October 2009. Consequently, the Company may be in breach of listing rules 3.19A and/or 3.19B.

Please note that ASX is required to record details of breaches of the listing rules by listed companies for its reporting requirements.

ASX reminds the Company of its contract with ASX to comply with the listing rules. In the circumstances ASX considers that it is appropriate that the Company make necessary arrangements to ensure there is not a reoccurrence of a breach of the listing rules.

Having regard to listing rules 3.19A and 3.19B and Guidance Note 22: "Director Disclosure of Interests and Transactions in Securities - Obligations of Listed Entities", we ask that you answer each of the following questions:

1. Please explain why the Appendix 3X was incorrectly completed.
2. What arrangements does the Company have in place with its directors to ensure that it is able to meet its disclosure obligations under listing rules 3.19A?
3. If the current arrangements are inadequate or not being enforced, what additional steps does the Company intend to take to ensure compliance with listing rule 3.19B?

Your response should be sent to Patrick O'Connor by e-mail at patrick.oconnor@asx.com.au or by facsimile on facsimile number (07) 3832 4114. It should **not** be sent to the Company Announcements Office.

A response is requested as soon as possible and, in any event, not later than half an hour before the start of trading (i.e. before 9.30 a.m. E.D.S.T.) (8.30am Brisbane time) on Friday, 16 October 2009.

Under listing rule 18.7A, a copy of this query and your response **will** be released to the market, so your response should be in a form suitable for release and should separately address each of the questions asked. If you have any queries or concerns, please contact me immediately

Yours sincerely,



Patrick O'Connor
Senior Adviser, Issuers (Brisbane)

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