

Application for Concessional Valuation Exclusive use for farming (Version 3.0) *Land Valuation Act 2010*

Purpose of this form

Use this form to apply for a concessional valuation under the *Land Valuation Act 2010* (The Act). Under sections 45 to 48 of the Act, an owner of land is entitled to a concession if the land is used for the purposes of farming.

Applicants who already hold the status of a farmer or Primary Producer under Acts administered by the Queensland Government or the Australian Government (Commonwealth of Australia) do NOT necessarily qualify for the issue of concessional valuations under the Act unless applicants also satisfy the criteria required under section 48 of the Act.

Completing this form

All sections of this form must be completed. Please print your responses in BLOCK LETTERS.

Lodging the application

This application can be lodged at any DNRME business centre by either post, hand or email.

Section 1—Property details

Please provide details of the land. Refer to your Valuation Notice for this information.

Owner/s name: _____ Property ID no.: _____

Lot/plan or RPD: _____ Local government: _____

Street no: _____ Street name: _____

Suburb: _____ Town: _____ Postcode: _____

Section 2—Contact details

The Valuer-General will use these details for all future correspondence regarding this application. If an agent is acting on behalf of the landowner, the agent's contact details should be inserted to allow correspondence to be sent directly to the agent.

Full name: _____

Address for service (postal): _____

Phone no: _____

Email: _____

Office use only

Property ID: _____ Application ID: _____

Delegate name: _____ Delegate signature: _____

Section 3—Criteria

Each of the following four (4) criteria must be fully completed and answered in the affirmative in order to be eligible for consideration and be issued a concessional valuation under the provisions of sections 45 to 48 of the Act.

Criteria 1:

Is the land used for the purposes of:

- (a) the business or industry of either grazing, dairying, pig farming, poultry farming, viticulture, orcharding, apiculture, horticulture, aquiculture, vegetable growing, the growing of crops of any kind, or forestry: or
- (b) any other business or industry involving the cultivation of soils, the gathering in of crops or the rearing of livestock?

Yes (provide details below)

No (You are not entitled to a concession)

Please provide details of business over each of the last three (3) years carried out on the land which is the subject of this application. For example numbers and type of livestock, areas and type of crop, orchard or forestry trees. Comment on seasons experienced. Please show each year separately.

Year one

Year two

Year three

Is other land, either leased or owned by you, used in connection with the land which is the subject of this application?

Yes (provide details below)

No (go to criteria 2)

Property ID no.: _____ Lot/plan or RPD: _____

Local government: _____

Street no: _____ Street name: _____

Suburb: _____ Town: _____ Postcode: _____

Please provide details of business over each of the last three (3) years carried out on this other land which is used in connection with the subject land. For example numbers and type of livestock, areas and type of crop, orchard or forestry trees. Comment on seasons experienced (please show each year separately).

Year one

Year two

Year three

Criteria 2:

Does the use of the land for the purposes of that business or industry represent the dominant use of the land?

Yes (provide details below)

No (You are not entitled to a concession)

What amount of the subject land is actually used for the purpose/s in Criteria 1?

What is the nature, extent and intensity of the uses of the land in Criteria 1?

Please provide details of extent of all improvements and development and your estimate of value. For example:

Homestead = \$50 000; Car Garage = \$5000; Grain Shed = \$25 000; Machinery Shed = \$10 000
Farm Plant (please list each item of Farm Plant)–Tractor = \$10 000; Clearing and Cultivation of 95 hectares = \$43 000;
Plantings of forest trees = \$5000; Plantings of orchard trees = \$6000 etc)

(Note: Value of Homestead and Car Garage do not form part of the value of farm improvements)

What is the nature, extent and intensity of the uses of the other land used in conjunction with the subject land in Criteria 1?

(Please provide details of extent of all improvements and development on the other land used in conjunction and your estimate of value. If not applicable please write 'n/a'.)

To what extent is the land used for activities which are incidental to the land use as in 1?

(Please provide details of other activities)

To what extent, if any, is the land used for purposes which are unrelated to each other?

(Please provide details—for example separate businesses or other uses operated which are independent of each other)

Criteria 3:

Does the use of the land (as stated in criteria 1) for the purposes of that business or industry have a significant and substantial commercial purpose or character?

Yes (provide details below)

No (You are not entitled to a concession)

Please provide details of time, labour and resources spent in using the land for each purpose and total annual expenditure on each purpose over each of the last 3 years. Please show each year separately.

Year one

Year two

Year three

Please provide details of Gross Annual Income Received over the last 3 years. Please show gross income for each year separately:

Year one

Year two

Year three

Is the business on the land the establishment and harvesting or maintenance and harvesting of native or non-native forests?

Yes (provide details below)

No (Go to Criteria 4)

Establishment and harvest

Details of anticipated gross annual return upon harvesting, that is usual for the particular species of tree:

Date established: _____

Species to be harvested: _____

Anticipated date of first harvest: _____

Anticipated gross annual return: \$ _____

Calculated as (Please show anticipated harvest volume and gross sales value):

AND/OR

Maintenance and Harvest

Details of anticipated gross annual return upon harvesting, that is usual for the particular species of tree:

Date maintenance started: _____

Species to be harvested: _____

Anticipated date of first harvest: _____

Anticipated gross annual return: \$ _____

Calculated as (please show anticipated harvest volume and gross sales value):

Criteria 4:

Is the use of the land for the purposes of that business or industry engaged in for the purpose of profit on a continuous or repetitive basis?

Yes (provide details below)

No (You are not entitled to a concession)

Please provide complete details of your plans for maintenance of the existing business or industry and future improvements and development, if any, and the cost thereof including a timetable for their completion. Please include a sketch plan of any proposed development:

Sketch Plan of proposed development (if applicable):

Section 4—Additional information

The Additional information provided below will enable the Valuer-General to properly assess your application.

Are the activities stated in this application carried out in any name other than the owners?

Yes (provide details below)

No

Please provide details of leases, agistment agreements, or any other documentation and attach copies of each to this application.

Is the land divided into individual lots with the intention to sell the individual lots? If yes please detail the lots proposed for sale and the lots to be used for farming purposes?

Yes (provide details below)

No

Section 5—Declaration and landowner consent

- If a landowner is lodging this application it must be signed by the landowner
- If more than one landowner is lodging this application it must be signed by at least one landowner
- If using an agent, both the landowner and the agent must complete this section*
- Where the application is for a property owned by a body corporate, it must be signed by the body corporate.

*A landowner can choose to nominate another person (an agent) to lodge the application on their behalf. Written consent of the landowner must be provided if an agent is being nominated. Please complete the details below or attach a signed letter of consent.

Both the landowner and agent must sign the consent. Only one landowner’s signature is required.

I declare that the statements made in this application, the information provided, and any attached material is complete and correct. I consent to the Valuer-General verifying my documentation with the issuing authorities or their agencies.

Lodger’s name: _____

Signature: _____

Date: _____



Landowner consent for an Agent: I own the land described and nominate an agent to lodge this application on my behalf I declare that

_____ of _____

is authorised to act on my behalf.

Owner's name: _____ Agent's name: _____

Signature: _____ Signature: _____

Date: _____

Date: _____

Lodging your application

Lodge your completed application for a farming valuation concession and any supporting documents at a DNRME business centre by either:

Post: see the DNRME website <www.dnrme.qld.gov.au> for a complete list of DNRME business centre addresses.

By hand: see the DNRME website <www.dnrme.qld.gov.au> for a complete list of DNRME business centre addresses.

Email: see the DNRME website <www.dnrme.qld.gov.au> for a complete list of email addresses. Sign and scan the form then attach to email.

Note: each DNRME business centre has a dedicated email address that farming valuation concession applications can be sent to.

Information privacy statement

The Department of Natural Resources, Mines and Energy is collecting the information you provide on the notice of objection to allow the Valuer-General to decide an objection to a statutory land valuation. The department is required to collect this information under section 113 of the *Land Valuation Act 2010*. This information will only be accessed by authorised employees within the department. Some information may be given to other agencies for the purpose of levying local government rates, state land tax and state land rentals (where applicable). Your information will not be disclosed to any other parties unless authorised or required by law. If you have any questions regarding your privacy, please contact privacy@ehp.qld.gov.au.