



INFORMATION PACKAGE

Grazing opportunity for Crown land at Ashley

Information for applicants

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Introduction

This information package provides an overview of the application process for lodging an expression of interest (EOI) for a grazing licence over Crown land. The package also describes the subject Crown land and the criteria against which all applications will be assessed.

The site

The site comprises approximately 85.89ha at Ashley, being lot/DP 7016/1032219 in the Parish of Bogree, County of Courallie, as shown in Figure 1 below. Legal access to the site is via Rosedale Road.



Figure 1. Location of grazing opportunity at Ashley.

Proposed tenure

The NSW Department of Planning, Industry and Environment—Crown Lands (the department) is prepared to grant a licence over the site for the purpose of grazing. The licence will commence from the date it is executed by the Minister's delegated officer.

The legislative authority for granting of the new licence is in accordance with the provisions of the *Crown Land Management Act 2016*.

Inspection

Applicants can inspect the site prior to submitting an EOI. Applicants should consider the current condition of fencing, the presence of weeds, and any other land management issues at the site when submitting their EOI.

Confidentiality of information

All applications will remain the property of the department. The department will treat the contents of the applications as commercial-in-confidence.

Selection criteria

The following selection criteria will be used by the selection committee when making their recommendation on EOI submissions (not necessarily in order of priority):

1. **proposed use of Crown land** (e.g. particulars of proposed use such as grazing, any existing and proposed structures required to supplement use, if used in conjunction with adjoining land or as a 'stand-alone' parcel of land and any other information relation to the use of Crown land)
2. the **type of stock** and the **stocking rate** intended to apply to the land
3. immediate **management issues** considered to be a priority
4. whether the parcel of land has a **creek/river** (or any other 'waterbody'), and whether it is fenced off to exclude stock access
5. applicants' **experience in land management** and their ability to ensure ongoing appropriate management of the parcel of land
6. proposed **drought management strategy** (strategy to maintain acceptable groundcover during drought conditions, e.g. de-stocking, restricted grazing, sale, agistment, supplementary feeding)
7. proposed **bushfire hazard reduction plan** (under the *Rural Fires Act 1997*, landholders are required to take the necessary steps to prevent the occurrence and spread of bushfires)
8. current **fencing condition** and the intended maintenance/replacement program (boundary fences are to contain stock and any maintenance/replacement requires negotiation with adjoining landholders).

In addition to these criteria, consideration will also be given to the annual rental offered by the applicant.

Rental offer

Rent for this grazing licence must be paid annually. Applicants must submit an annual rental offer to support their application.

The recommendation of the selection committee will be determined with regard to the rental amount offered, in addition to the responses to the selection criteria listed above.

After being selected, the successful landholder must pay the annual rental amount offered in their application, subject to CPI and GST increases.

Applicants should also be aware that the licence holder will be responsible for payment any council rates applicable to the licence area. These will be determined by council on notification of a licence being granted.

PLEASE NOTE: The minimum rental offer acceptable to Crown Lands for this grazing licence is \$496.00 (GST ex.) – minimum rent subject to CPI increases for the first three years of the licence, after which the licence rent will increase to the valued rental amount of \$3,179.71 (exc. GST) subject to CPI increases. In order to be eligible for the minimum rental, the applicant/holder must undertake maintenance and improvement work on current fencing.

Lodgement

To lodge an EOI, complete the 'Licence: Grazing EOI application form' available from the department's website (www.industry.nsw.gov.au/lands).

Alternatively, if you require a hardcopy of the application form, please enquire with the listed contact or relevant Department of Planning, Industry and Environment—Crown Lands office.

If you are sending an application by post or direct delivery, completed submissions must be placed in a sealed envelope and clearly marked:

Attention: Vicky Lyons
Department of Planning, Industry & Environment—Crown Lands
Grazing Opportunity at Ashley EOI
PO Box 388
MOREE, NSW, 2400

Email submissions should have the subject line 'Grazing Opportunity at Ashley' and be sent to:

vicky.lyons@crowmland.nsw.gov.au

Selection process

1. Only submissions received by the closing date will be considered.
2. All submissions will be evaluated by a selection committee, which will recommend an application or a short listing of a number of suitable applicants.
3. If required, negotiation of final licensing arrangements will be made with short-listed applicants, in order of merit, as determined by the selection committee.
4. A final recommendation will be made by the selection committee, which will require the approval of the Minister's delegated officer.
5. All applicants will be notified in writing of the outcome. The successful applicant will be required to pay a licence application fee of \$547 and one year's rent in advance.
6. The proposal will be abandoned if submissions are considered to be below the standard required.

Closing date and time

Applications close on **Friday 6 November 2020 at 4:30 pm** (Australian Eastern Daylight Time).

Enquiries

Enquires should be directed to:

Vicky Lyons, Senior Natural Resource Management Officer

Telephone: 02 6750 6408

Email: vicky.lyons@crownland.nsw.gov.au

Standard licence conditions

The department's [Grazing Licence: Standard Terms and Conditions](#) sets out the standard conditions of the licence agreement to which this offer is subject. The document is available from the department's website at www.industry.nsw.gov.au/lands

In addition to the standard terms and conditions, the following special licence conditions will apply to any grazing licence granted over the Crown land at Bendemeer.

1. Fencing/fencing on termination

You acknowledge that You have read Clause 13 entitled Fences and Gates, and whether separately or conjointly with other lands in the same interest and are responsible for maintaining fencing to a stock proof standard throughout the term of the Licence.

Note: Licence area is not required to be fenced out while under Licence, however on termination any fencing required must be erected prior to termination, to the satisfaction of the Minister or his delegate.

2. Crown road to remain available for public access (if required)

You must not impede or interfere with the public's right of passage that exist with respect to any Crown road, whether such rights be exercised on foot or in a vehicle.

3. Land Subject to Aboriginal Land Claims (ALC)

The land is subject to a claim pursuant to the Aboriginal Land Rights Act 1983 (ALR Act 1983), being Claim number 28609 lodged with the Aboriginal Land Rights Registrar on 17th August 2010. Should investigations reveal that the land was claimable Crown land within the meaning of the ALRA when the claim was made, the land will be granted to the relevant Aboriginal Land Council and the licence will be terminated from the date of the grant.

Except as may be expressly provided for in this licence You acknowledge and agree that You will not be entitled to any compensation, costs or damages, in respect of the termination/variation of this licence by operation of this clause.

4. Limits on stock

The Holder will not permit more stock than is specified in the Land Management Strategy to graze the land at any one time, or to be situated on the land or such part thereof, without the written consent of the Minister.

5. Overstocking 70% foliage cover

- (a) You must maintain groundcover vegetation at greater than 70% foliage cover.
- (b) Where the Minister is of the opinion that You are overstocking either the whole or part of the Land, the Minister may from time to time direct You by notice in writing that the number and type of stock that may be depastured on the Land or such part as may be describe in the notice shall not exceed the number and type of stock specified in the notice and You will ensure that the number and type of stock so specified shall not be exceeded.

6. Overstocking

1. The Minister will regard overstocking to be occurring when the land shows obvious signs of overgrazing.
2. Indications that overgrazing could be occurring are when one or more of the following are apparent:
 - fence-line effects
 - practically no edible vegetation remains in a paddock, lease or property
 - perennial grass butts are being eaten to the ground surface
 - the proportion of unpalatable species present are increasing
 - perennial bushes are defoliating through browse pressure
 - shrubs exhibiting an obvious graze line effect
 - visible soil erosion (water and/or wind)
 - increased watering point footprint
 - animals are dying or in danger of dying.

7. Weed

The Holder should note African boxthorn (*Lycium ferocissimum*), Prickly pear (*Opuntia spp.*) and Tree pear (*Opuntia tomentosa*) are present onsite. The Holder is to ensure best practice management is in place in order to minimise the introduction and spread of weeds. Weeds identified should be managed and treated in accordance with the *Biosecurity Act 2015* and North West Regional Strategic Weed Management Plan 2017-2022, relevant, or its updated version.

8. Erosion

The Holder is to ensure mitigation measures are to be in place to minimise the risk of erosion, sedimentation and impact on soil quality.