

From: [REDACTED]
To: [State Development Infrastructure and Industry Committee](#)
Subject: Submission: Charlton Doblo
Date: Friday, 3 August 2012 4:09:39 PM

The Research Director

State Development

Infrastructure and Industry Committee

Parliament House

George Street

Brisbane QLD 4000

Thursday, July 26, 2012

RE: Inquiry into the future and continued relevance of Government land tenure across Queensland

Thank you for the opportunity to respond to the Parliamentary Inquiry into 'the Future and Continued Relevance of Government Land Tenure across Queensland.'

As a primary producer, my future business is predicated on secure tenure and regulation.

Below, I have detailed my concerns and issues associated with my tenure and attempted to provide some suggested methods through which these could be addressed.

My Enterprise

- **I hold the following tenure type/s**
 - Grazing Homestead Perpetual Lease
- **My primary production includes**
 - Cattle

My Tenure Issues

- **I believe that the following conditions or actions by Government have affected my ability to manage this land effectively**

- Living Areas Policy
- Restrictions on the ability to convert tenure
- Prohibition on corporations to hold perpetual and freeholding leases
- Duration of lease term
- Increasing regulation and loss of rights on freehold land
- High leasehold rents are rendering my business unprofitable

• **This issue/s have affected my enterprise because:**

The living areas policy has put a stop on more than one of my sons wanting to reside here to help build our grazing enterprise into a bigger family business.

I have also just tried to freehold my lease without success due to the greedy restrictions put on the change of tenure by the previous government and the eccentric green movement as their would be no economic benefit to a freehold tenure the way it stands the proposal that Mr Seeney put forward recently on TV without the greed and green movement would be a huge benefit to my family pursuing a economic future in the next generation of farmers and graziers.

• **My suggested solutions to rectify this issue/s are:**

I do realise the government is finally being run as a business and not a celebrity contest and this will bring about a positive change in rural businesses. I think a cheaper more simplified method of tenure change and a percentage of ownership of all resources on the said land (Forestry, Mining, Quarry) would bring with it a far more sustainable future for all parties involved. Even a small percentage of ownership from the profits of these resources you would have alot more eyes managing them rather than just a few select biased ones. Also I have the forestry cutting timber here at the moment and I have had to down size my breeders due to the mess and the leftovers of the trees covering the grass making it inaccessible to stock and I have had numerous deaths of baby calves being trapped in the fallen timber. A freehold tenure would find me managing this alot better so their would be a grater profit for all rather than a devastating mess for me and a profit for large companies and government. Thanking you for the time to have my say. Charlton Doblo [REDACTED]

Again, thank you for the opportunity to comment on this significant inquiry.

Best regards,

My Contact Details

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Charlton Doblo

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