

Dear Sir,

I wish to submit the following information to the Land Tenure Review.

In 1971 my father purchased a cattle and grain property in the Capella district of Central Queensland. In 1974 he purchased the neighbouring property. As we were now cultivating both sides of the fence we pulled the fence down and joined the cultivations together. This fence line was only breeding weeds and allowing them to spread onto the cultivation.

About the late 70's or early 80's we had the local Queensland Government soil conservation officer come out and design soil erosion saving contours which we built into broad based farm over banks. Of course, with the natural slope of the land and to protect the soil, these banks were surveyed and constructed across the old fence line.

In 1990 my father retired and I took over the farm and introduced zero till, controlled traffic farming and eventually precision agriculture. These are all state of the art, best management practice techniques designed for best environmental and economic outcomes.

Sometime in the early 2000's it was brought to my attention that this old fence line had an old but never used, gazetted road along it. This road led nowhere and further along it passed through swampy flooded country. It now seemed to pose no modern purpose, so I applied to have it permanently closed. I was granted temporary road closure status with the condition that the land was to be kept in a good agricultural state. That was a workable outcome although the rent is high because of the minimum rent charge.

It was also brought to my attention that there was a small area of land [about 10 acres], in the corner adjoining this old road. I offered to purchase this land. At the Queensland Department of Natural Resources request I had it valued by a licenced valuer and the department accepted my cheque of \$3,168.60, subject to Native Title.

At that stage I put it in the hands of my solicitor. They eventually tracked down the relevant native title spokesperson with the final outcome being that Native Title would require no less than \$60,000 to register an ILUA. That was prohibitive to me; I do not have that kind of finances for a \$3,168 block of land.

The Department paid back my purchase price and I was offered a "Permit to Occupy" instead. This I disappointedly accepted because the "permit to occupy" carried the condition of grazing only. I had been taken back 50 years.

There is no water near this block. For practical management purposes I fenced this block to a nearby grassy knob and ran the fence about a kilometre back to water, fencing off about 90 acres of prime cultivation in the process. This whole fenced off area will now become cattle fattening and ley pasture, with an extra fence now to patrol with the inevitable weed spread.

The alternative was to fence the little block off by itself and let it stand idle with me having to control its weeds. Also the long narrow shape of this block made it obtrusive and disruptive to other farm operations.

I am a 5th generation farmer in this state, the next generation is ready to take over from me and I hope many more generations follow.

If this Government is serious about increasing farm output, I can suggest where to start. Grant permanent road closure to my never, ever, used road going nowhere; sell me the little block of land for the agreed value, and pay the native title ILUA themselves. [Or at least see that the charges are kept realistic and affordable]; and keep R and D up to date.

Keep me viable and efficient and I guarantee we will implement every new invention and idea that advances farming environmentally, economically and productively.

Yours faithfully,

Larry Daniels.