

Expression of Interest (EOI) for a lease of Torres Strait Islander land

Form 1— Home Ownership Lease

Applicant details				
Full name of applicant				
Lodger name (i.e. if lodged by agent/solicitor)				
Postal address				
			State	Post Code
Phone			Mobile	
Email				

Proposed Lessee Details				
Enter the full legal name/s and tenancy details of each proposed lessee which will be recorded on the registered lease document should your application be approved.				
Full Name(s)				
First Name	Middle Name	Surname	Tenancy Details	Share Held
The person/s expressing an interest in the lease is the prospective lessee/s. If two or more lessee's, state the tenancy, e.g. joint tenants or tenants in common. If tenants in common specify shares or interest.				
For example –				
<ul style="list-style-type: none"> • John Anthony Smith and Patricia Mary Smith - Tenancy would be Joint Tenants • Terence James Brown ½ share and Maureen Frances Brown ½ share – Tenancy would be Tenants in Common 				

Land description	
Provide the lot/plan of the land proposed to be leased.	
Lot	Plan
If the lot/plan description is not known, provide a street address, map, drawing, aerial photograph, town plan, etc so that the location of the land proposed to be leased is clear.	
Provide any further details of the land proposed to be leased (such as buildings, structures, fences etc and provide a google earth image or mud map of the land is not surveyed or is in a remote area).	

Applicant eligibility for lease

Describe the basis on which you are applying for and eligible for a Home Ownership lease.

Are you a Torres Strait Islander? Yes No

If you are not a Torres Strait Islander, are you the:

- spouse of a Torres Strait Islander Yes No
- former spouse of a Torres Strait Islander Yes No
- spouse of a Torres Strait Islander who is deceased Yes No
- former spouse of a Torres Strait Islander who is deceased Yes No

You may be required to provide evidence to support the basis of your application.

Do you currently hold a registered lease in the community? Yes No

If yes, provide the following:

Dealing reference number:

Lease/Lot description: on Survey Plan:

Home Ownership lessee obligations

The following information is to alert you to important obligations associated with a Home Ownership lease for private residential purposes. You should read this section carefully and tick each box once you understand the information. Additional obligations will also apply according to the provisions of the lease.

- The lease will be for a term of 99 years, however you may apply in writing, to the Lessor to renew the lease for a further term before the lease expires. The lessor may decide not to renew the lease only if satisfied the land is not being used for private residential purposes.
- You will be required to pay an up-front lump-sum for lease of the land and purchase of the dwelling (if you didn't construct it) before the lease can be granted.
- If a dwelling does not exist you must build an approved dwelling within 8 years of the start of the lease.
- You may be required to undertake additional actions, such as the negotiation of an Indigenous Land Use Agreement or survey of the land proposed to be leased, before the lease is granted.
- Costs associated with the lease application, such as mortgage registration fees, negotiating an Indigenous Land Use Agreement or surveying the lease area, are the responsibility of the applicant.
- You must comply with the conditions of the lease or the lease could be forfeited.

Important information

- Your EOI will not be considered properly made unless all parts of this form are completed fully and correctly. If the form is not completed properly it will be returned to you for completion.
- All applications will be processed having regard to the requirements of the *Torres Strait Islander Land Act 1991* and related legislation as amended from time to time.
- Information in this form is collected to process and assess your EOI under the *Torres Strait Islander Land Act 1991*. The consideration of your application may involve consultation with another party and, if so, information in your application may be disclosed to that party.
- You may need to provide evidence of your eligibility for this lease.
- Before submitting your EOI you must read and confirm you understand the lessee obligations.

Declaration

- I declare that the information I have provided in this form is true and accurate.
- I understand all of the information contained within this form.
- I have ticked each relevant box.

Name of applicant or agent of applicant

Signature of applicant or agent of applicant

Date

To apply submit the completed Expression of Interest form to:

- the relevant Regional Council in its capacity as the Trustee of Torres Strait Islander Deed of Grant in Trust land; or
- the relevant Land Trustee of Torres Strait Islander Freehold land.