



## Part B – Form LA27

# Trustee Lease Application

### Requirements

1. This application is for approval of a trustee lease.
2. Please read the respective [Trustee Lease guide](#), which includes application restrictions.
3. Payment of the prescribed [Application fee](#) (per title reference), if relevant. A refund of application fees will not be given. (Details of fees are available on the [Department of Resources website](#) at <<https://www.resources.qld.gov.au>> or from a regional [department's business office](#) or call 13 QGOV 13 74 68).
4. A draft of the proposed trustee lease on Titles Queensland Forms 7 and 20 Lease/Sublease (if required) together with a sketch or plan showing the location of the proposed trustee lease. Forms 7 and 20 are available on the [Titles Queensland website](#) <<https://www.titlesqld.com.au/>> or call 1300 255 750.
5. **Part A - Form LA00:** [Contact and land details](#) will need to be completed and submitted with your application.
6. Any additional information to support the application.
7. Your application will not be considered as having been properly made unless all parts of this application form have been completed accurately, otherwise your application may be returned to you to complete.
8. Prior to lodging your application, the Department **strongly encourages** the applicant to have a **pre-lodgement meeting** with a departmental officer who will provide additional information in relation to native title, expected timeframes, anticipated costs and to ensure the application will achieve your desired outcome.

### Important information

9. A trustee may authorise use and occupation of trust land by third parties (secondary use) only in accordance with the provisions of the Act (i.e. under a trustee lease or trustee permit) – other than for trust lands for Aboriginal and Torres Strait Islander and associated purposes that are administered under the [Aboriginal Land Act 1991](#) and [Torres Strait Islander Land Act 1991](#) <<https://www.legislation.qld.gov.au/>>.
10. It is very important that an applicant read Department of Resources operational policy [SLM2013/493](#) Secondary Use of Trust Land available on the policies website <<https://www.resources.qld.gov.au/home/about-us/policies/>>, which clarifies the circumstances in which trustee leases may be issued in respect of trust land.
11. A trustee may lease all or part of the trust land if the trustee first obtains Department of Resources written 'in principle' approval of the trustee lease. The trustee should first contact the department to confirm that any proposed trustee leasing would be considered.
12. A trustee lease may not be granted over more than one reserve or deed of grant in trust.
13. The department's approval of a trustee lease may include conditions, e.g. a management plan for the trust land may be required.
14. A trustee lease must contain clauses that relate to the purpose of the trustee lease and rent.
15. A trustee lease is subject to the prescribed terms regulated in the [Land Regulation 2020](#) (irrespective of whether the tenure document refers to the prescribed terms).
16. A standard terms document refers to the requirements of the trustee and lessee for a trustee lease. A [guide](#) on preparing a standard terms document is available from the department's website at <<https://www.qld.gov.au/environment/land/state/reserves/trustee-leases/>>.

17. If a definition or clause in the trustee lease document or a standard terms document is inconsistent with the prescribed term, the prescribed term prevails to the extent of the inconsistency.
18. Information on this form, and any attachments, is being collected to process and assess your application under section 57 of the [Land Act 1994](#). If required, we may need to consult with third parties such as relevant local or state agencies and adjoining property owners. Details provided to third parties will generally be limited to type of application, area applied for and intended use. Your personal information will not otherwise be disclosed unless authorised or required by law.
19. Please note that we may wish to contact you to seek your views on our service, to advise you of any legislative changes that might affect you or to seek your participation in surveys or programs relevant to your application type. Any participation will be voluntary and you may email [stateland@resources.qld.gov.au](mailto:stateland@resources.qld.gov.au) if you do not wish for the department to contact you.
20. The department may also compile or analyse statistics and conduct research. Any publication of findings will not involve the publication of identifying personal information.
21. For further privacy information click [Privacy](#) or go to <[www.resources.qld.gov.au/home/legal/privacy](http://www.resources.qld.gov.au/home/legal/privacy)>.

<b>1. Has a draft trustee lease document been prepared?</b>		
<input type="checkbox"/> Yes		<b>go to 2</b>
<input type="checkbox"/> No		<b>Application cannot be considered</b>
A copy of the draft trustee lease document MUST accompany this application.		

<b>2. Provide details of the purpose of the trustee lease.</b>	<b>go to 3</b>
(If there is insufficient space, please lodge as an attachment)	

<b>3. What is the expiry date of the lease?</b>	/	/	<b>go to 4</b>
(For existing trustee leases, details of your lease expiry date can be found on a <a href="#">current title search</a> of the land. To check this you can purchase a title search by calling <b>1300 255 750</b> , visiting the <a href="#">Titles Queensland website</a> < <a href="https://www.titlesqld.com.au/">https://www.titlesqld.com.au/</a> > (and select 'Searches') or visiting one of the <a href="#">regional business centres</a> ).			
A trustee lease must not be for more than 30 years (only 20 years is allowed for sporting clubs). The commencement date is unable to be a date earlier than the Minister's written in 'in principle' approval to the trustee lease.			

<b>4. Has a management plan been prepared?</b>		
<input type="checkbox"/> Yes		<b>go to 5</b>
<input type="checkbox"/> No		<b>go to 5</b>
Approval for the trustee lease may be withheld until a management plan has been prepared (this may be an existing approved management plan). An information kit on <a href="#">Land management planning</a> is available on the department's website < <a href="https://www.qld.gov.au/environment/land/state/reserves/planning">https://www.qld.gov.au/environment/land/state/reserves/planning</a> >.		

<b>5. Provide details of any additional information to support the application. (optional)</b>	<b>go to 6</b>
(If there is insufficient space, please lodge as an attachment)	

## Attachments

The following will need to be lodged with your application for it to be considered a properly made application. If all this information is not submitted, your application will be returned.

6. Tick the box to confirm the attachments for part of the application:

- Part A – Form LA00 – Contact and Land details
- sketch/plan of the trustee lease (if applicable)
- draft trustee lease document
- draft management plan (if applicable)
- evidence of a current management plan (if applicable)
- draft Titles Queensland Form 7
- draft Titles Queensland Form 20, listing additional clauses (if applicable)
- Written consent of the Mortgagee (if applicable)
- Written consent of the Grantee (if applicable)

It is recommended that any attached plans, sketches or maps be of A4 or A3-size. Your application will not be considered as having been properly made, unless all parts of this application form are completed accurately. In this instance your application may be returned to you for completion.

## Declaration

I certify that I have read the information, which forms part of this application and the information I have provided is true and accurate.

Signature of applicant (or their legal representative)


Date:            /            /

If applicant, section 142 of the [Land Act 1994](#) states a person is eligible to apply for, buy or hold land under the *Land Act 1994* if the person is an adult, that is, 18 years of age or over. If the legal representative of the applicant is signing as the applicant then the legal representative's full name must be printed immediately below the signature.