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Department of Biodiversity,
Conservation and Attractions

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For More Information

Complete the coupon provided or contact one of the offices listed below.

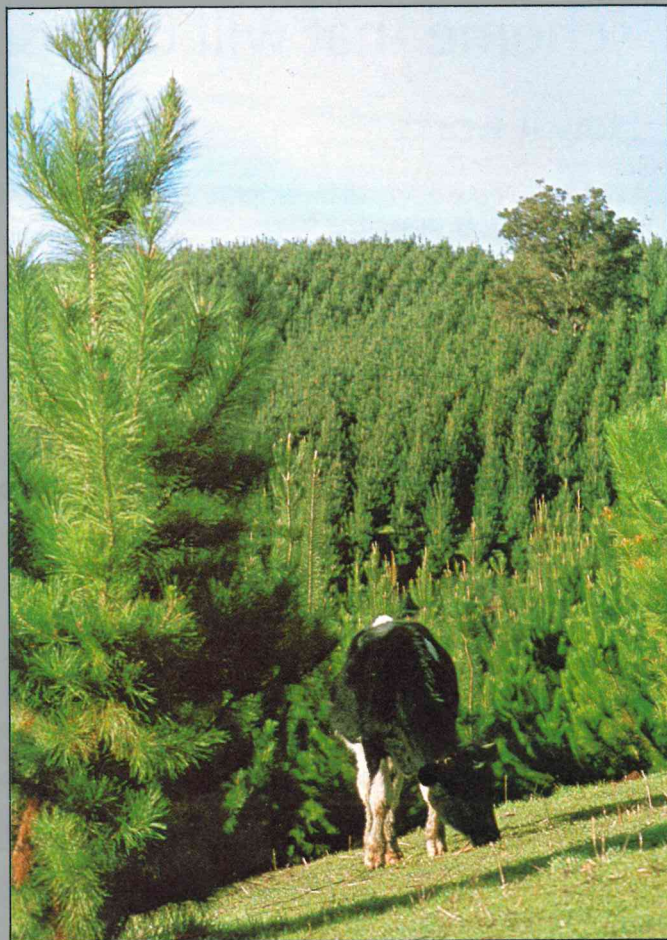
Southern Forest: Regional Manager
Dept of Conservation & Land Management
Brain Street
MANJIMUP 6258
Telephone: (097) 71 1988

Central Forest: Regional Manager
Dept of Conservation & Land Management
North Boyanup Road.
BUNBURY 6230
Telephone: (097) 25 4300

State Operations HQ: Peter Richmond
Dept of Conservation & Land Management
50 Hayman Road
COMO 6152
Telephone: (09) 367 6333

OR: The local office of the Department of Conservation and Land Management in your district.

Softwood Sharefarming



State Government — Landowner
Joint Venture Scheme

Unique Opportunity

The Western Australian Government invites owners of land within 70 km of Manjimup to participate in a softwood joint venture scheme that will diversify their income and increase the State's timber supply.

How it works

Landowners providing 40 ha or more of suitable land, preferably cleared, will be considered.

If accepted, landowners retain title over their land and can sell it at any time as long as the Government's interest is preserved.

The Department provides the resources for all softwood operations (planting, harvesting and marketing), as well as carrying all risks for the venture.

Participants receive a predetermined annuity indexed for inflation, and a predetermined percentage of clearfell revenue.



After clearfelling, the property is returned to a condition suitable for replanting softwoods or to resume other farming activities.

The Scheme will be managed by the Department of Conservation and Land Management for the State Government.

Advantages of Softwood Sharefarming

- * Landowners are guaranteed an annual income which is protected against inflation for the period of the scheme.
- * Landowners are guaranteed a share of profits.
- * Minimal cash outlay is required.
- * Landowners can benefit from the appreciation in the value of their land.
- * Landowners can earn extra income by working on the softwoods planted on their properties.
- * Attractive annual returns are offered when comparing with many beef and sheep farms in the south-west.
- * Income can be diversified. This gives the landowner a hedge against poor seasons or market conditions for other agricultural products.
- * A percentage of funds currently invested in livestock can be used elsewhere.
- * Grazing is still possible during certain periods of the scheme.

The Financial Returns

Payments to landowners will vary from site to site and will depend on factors such as location, topography, the amount of clearing required, productivity, and the size of the land parcel offered.

Each site will be assessed to determine the payments.

The following example indicates the possible financial benefits of the scheme.

For a 100 ha cleared, pastured site that is favourably located and highly productive, the annual payment could exceed \$6 500 with a residual payment exceeding \$30 000 at clearfell.

The value of the payments will be maintained as annual adjustments for inflation will be made.

Payment will be less for less favourable sites.

Interested?

YES: I am interested and would like to discuss the scheme further with an officer from the Department of Conservation and Land Management.

I would consider ha for planting to pines under the scheme.

The size of my property is ha.

It is approximately % cleared.

The location number (s) of my property is (are):

.....

Currently the main farm enterprise is

.....

NAME:

ADDRESS:

.....

TELEPHONE NUMBER:

Post to:

Ross Young
C/- Regional Manager
Department of Conservation &
Land Management
Brain Street
MANJIMUP WA 6258

