

Grazing licences

A licence is an authority granted by the NSW Department of Industry—Lands & Water (the department) under the *Crown Land Management Act 2016*, which by law, gives permission to occupy and use Crown land for a specified purpose such as grazing. A licence does not provide for exclusive use and possession.

Grazing licences may be granted in respect of Crown land that is:

- not subject to any tenure
- subject to a lease under the *Crown Land Management Act 2016* (with the consent of the registered lessee), or
- reserved (with the consent of the Crown land manager, where one is appointed).

Applications

To apply for a new grazing licence, submit a [Licence: Grazing Licence Application](#) form with the required fee and associated documentation. Every application is investigated and assessed on its merits and against relevant legislative requirements, policies and guidelines. Approval cannot be assumed or guaranteed.

Expressions of interest (EOI)

The department promotes equitable access to and allocation of Crown land. From time to time, the department may advertise Crown land that is available for grazing purposes. These advertisements will generally be published on the [department's website](#).

If you wish to express your interest for an advertised grazing opportunity, you will need to submit a [Grazing EOI Application](#) and meet any other requirements outlined in the advertisement.

Transferring a grazing licence

Grazing licences that are associated with and provide a benefit to freehold or leasehold land will automatically transfer when the benefitting land is sold or transferred. Please refer to the Automatic Licence Transfer Guidelines on the [department's website](#) for further information.

If a grazing licence does not provide a benefit to freehold or leasehold land, the existing licence must be terminated and a new licence granted to the incoming parties. A [Revocation of existing tenure and issue of a new licence application form](#) must be submitted for this to occur.

Rent

All grazing licences are subject to payment of an annual rent. Rents are reviewed annually in line with movement in the Consumer Price Index (CPI). The rent is also subject to periodic redetermination (generally every three to five years) on the anniversary date of the commencement of the licence.

The rent for a grazing licence is assessed having regard to the utility of the licenced area for grazing purposes, while also ensuring a reasonable rate of return to the people of New South Wales. The rent may take into account any additional value which, because of the licence, may be accrued in relation to adjoining land held by the licensee.

In accordance with the *Crown Land Management Act 2016*, the rent cannot be less than the statutory minimum annual rent.

Grazing licence terms and conditions

Licence conditions outline the duty and responsibilities of a licence holder. They give peace of mind to both the licence holder and to other people who may have dealings with that land. Licence conditions also help to ensure that all licence holders have the same responsibilities to manage their licence area. As with any contract, the conditions also make clear the rights of both the licensee (You) and the landlord (the Department).

There are two sets of conditions in a grazing licence. One set is [Standard Terms and Conditions](#) and applies to all grazing licences, and the other set is a group of additional special conditions that may be included relative to the specific licence site conditions, environmental condition or considerations as well as the licence use or activity. Both sets of conditions aim to promote improved, responsible, best-practice grazing management on Crown land.

Compliance

Licensees must comply with all terms and conditions in their grazing licence. Failure to comply may lead to direction from the department for the licence holder to cease operations on the land under licence and/or remedy at the cost of the holder. The licence may be terminated and further compliance action undertaken should the licence holder fail to adhere to any direction issued by the department.

Termination of a grazing licence

A licence may be terminated at any time by the department and no compensation is payable.

A licensee may request termination of their licence by submitting a [Termination Statutory Declaration](#), which will be assessed by the department. If all the requirements of the department are met, then the licence will be terminated.

Further information

For further information please contact:

Licences Team

Phone: 1300 886 235 (Option 3, Option 2)

E-mail: licences@crowmland.nsw.gov.au

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