



TASMANIA

**TREASURY MISCELLANEOUS (COST OF LIVING
AND AFFORDABLE HOUSING SUPPORT) ACT
2021**

No. 8 of 2021

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**TREASURY MISCELLANEOUS (COST OF LIVING
AND AFFORDABLE HOUSING SUPPORT) ACT
2021**

No. 8 of 2021

An Act to amend the *Duties Act 2001*, the *First Home Owner Grant Act 2000*, the *Land Tax Act 2000*, the *Land Tax Rating Act 2000* and the *Taxation Administration Act 1997*

[Royal Assent 14 July 2021]

Be it enacted by Her Excellency the Governor of Tasmania, by and with the advice and consent of the Legislative Council and House of Assembly, in Parliament assembled, as follows:

PART 1 – PRELIMINARY

1. Short title

This Act may be cited as the *Treasury Miscellaneous (Cost of Living and Affordable Housing Support) Act 2021*.

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Part 1 – Preliminary

2. Commencement

- (1) Except as provided in this section, the remaining provisions of this Act are taken to have commenced on 16 March 2021.
- (2) Part 5 is taken to have commenced on 1 April 2021.
- (3) Parts 3, 6, 7 and 8 are taken to have commenced on 1 July 2021.
- (4) Part 4 commences on a day to be proclaimed.

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Part 2 – Duties Act 2001 Amended

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PART 2 – DUTIES ACT 2001 AMENDED

3. Principal Act

In this Part, the *Duties Act 2001** is referred to as the Principal Act.

4. Section 46D amended (Eligible transaction)

Section 46D(1)(d) of the Principal Act is amended by omitting “\$400 000” and substituting “\$500 000”.

5. Section 46M amended (Eligible transaction)

Section 46M(c) of the Principal Act is amended by omitting “\$400 000” and substituting “\$500 000”.

*No. 15 of 2001

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Part 3 – Duties Act 2001 Further Amended

PART 3 – DUTIES ACT 2001 FURTHER AMENDED

6. Principal Act

In this Part, the *Duties Act 2001** is referred to as the Principal Act.

7. Section 199 amended (Exemptions)

Section 199(1) of the Principal Act is amended by inserting after paragraph (da) the following paragraph:

- (db) an application to register a motor vehicle, or a notice of change of beneficial ownership of a motor vehicle, if –
 - (i) the motor vehicle –
 - (A) is a light vehicle, within the meaning of the *Vehicle and Traffic Act 1999*, other than a trailer or agricultural machine; and
 - (B) uses one or more electric motors for propulsion; and
 - (C) is fuelled from a hydrogen fuel cell, an off-vehicle electrical power source, a

*No. 15 of 2001

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Part 3 – Duties Act 2001 Further Amended

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battery or an electric generator; and

- (D) is not fitted with an internal combustion engine that provides either propulsion or a fuel source for an electric propulsion system; and
- (ii) the application is made, or notice is lodged, on or after 1 July 2021 but before 1 July 2023;

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Part 4 – Duties Act 2001 Further Further Amended

**PART 4 – DUTIES ACT 2001 FURTHER FURTHER
AMENDED**

8. Principal Act

In this Part, the *Duties Act 2001** is referred to
as the Principal Act.

**9. Section 221 amended (Motor accident premium
certificates)**

Section 221 of the Principal Act is amended as
follows:

(a) by inserting in subsection (1) “in respect
of a motor vehicle” after “that Act”;

(b) by omitting subsection (3) and
substituting the following subsections:

(3) The amount of duty payable for a
certificate of premium paid is –

(a) \$20, if the certificate of
premium paid is issued in
respect of –

(i) the registration of
a vehicle for a
period of 12
months; or

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Part 4 – Duties Act 2001 Further Further Amended

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- (ii) a short term unregistered vehicle permit issued under the *Vehicle and Traffic Act 1999*; or
- (b) if the certificate of premium paid is issued in respect of the registration of a vehicle for a period of less than 12 months (the *registration period*), the following amount:

$$A = \frac{B}{C} \times D$$

where –

A is the duty payable for the certificate of premium paid;

B is the number of days in the registration period;

C is the number of days in the 12-month period that commences on the day on which the

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Part 4 – Duties Act 2001 Further Further Amended

registration period
commences;

D is \$20.

- (3A) The person liable to pay the duty in respect of a certificate of premium paid issued in respect of a motor vehicle is the registered operator, of that vehicle, within the meaning of the *Motor Accidents (Liabilities and Compensation) Act 1973*.
- (c) by inserting in subsection (5) “in respect of the certificate” after “duty”.

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Part 5 – First Home Owner Grant Act 2000 Amended

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**PART 5 – FIRST HOME OWNER GRANT ACT 2000
AMENDED**

10. Principal Act

In this Part, the *First Home Owner Grant Act 2000** is referred to as the Principal Act.

11. Section 18 amended (Amount of grant)

Section 18(2) of the Principal Act is amended as follows:

- (a) by inserting the following paragraph after paragraph (ah):
 - (ai) if the first home owner grant relates to an eligible transaction that satisfies section 18I, the amount is \$30 000; or
- (b) by omitting from paragraph (b) “section 18A, 18B, 18C, 18D, 18E, 18F, 18G or 18H” and substituting “section 18A, 18B, 18C, 18D, 18E, 18F, 18G, 18H or 18I”.

12. Section 18H amended (Conditions on increase in grant)

Section 18H(1)(a) of the Principal Act is amended by omitting “1 July 2022” and substituting “1 April 2021”.

*No. 19 of 2000

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Part 5 – First Home Owner Grant Act 2000 Amended

13. Section 18I inserted

After section 18H of the Principal Act, the following section is inserted in Division 5:

18I. Conditions on increase in grant

- (1) An eligible transaction satisfies this section if –
 - (a) the commencement date of the eligible transaction is on or after 1 April 2021 but before 1 July 2022; and
 - (b) the eligible transaction is completed in accordance with section 13(5) within 24 months after the commencement date of the eligible transaction.
- (2) If satisfied there are good reasons to do so and if a request by the applicant is made before a decision on the application has been varied or reversed under section 23, the Commissioner may extend the period referred to in subsection (1) for the eligible transaction to be completed, even though the period has expired.
- (3) Despite subsection (1), an eligible transaction does not satisfy this section if the Commissioner considers that the eligible transaction replaces a transaction, entered into before

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Part 5 – First Home Owner Grant Act 2000 Amended

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1 April 2021, that is for the same property and that is between substantially, or that benefits substantially, the same parties.

- (4) For the avoidance of doubt, a payment of \$30 000 that –
- (a) was made in anticipation of the *Treasury Miscellaneous (Cost of Living and Affordable Housing Support) Act 2021* receiving the Royal Assent; and
 - (b) was made on or after 1 April 2021 but before the *Treasury Miscellaneous (Cost of Living and Affordable Housing Support) Act 2021* received the Royal Assent –

is taken to be a first home owner grant payment, for the purposes of this Act, made in relation to an eligible transaction to which this section, as inserted by that Act, applies.

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Part 6 – Land Tax Act 2000 Amended

PART 6 – LAND TAX ACT 2000 AMENDED

14. Principal Act

In this Part, the *Land Tax Act 2000** is referred to as the Principal Act.

15. Section 13 amended (Payment by instalments)

Section 13(1) of the Principal Act is amended by omitting “\$1 000” and substituting “\$500”.

*No. 74 of 2000

Treasury Miscellaneous (Cost of Living and Affordable Housing Support) Act 2021
Act No. 8 of 2021

Part 7 – Land Tax Rating Act 2000 Amended

s. 16

PART 7 – LAND TAX RATING ACT 2000 AMENDED

16. Principal Act

In this Part, the *Land Tax Rating Act 2000** is referred to as the Principal Act.

17. Schedule 1 substituted

Schedule 1 to the Principal Act is repealed and the following Schedule is substituted:

SCHEDULE 1 – RATE OF LAND TAX

Section 6

	Assessed or apportioned assessed land value of land	Amounts and rates of land tax
1.	Less than \$50 000	Nil
2.	\$50 000 - \$399 999.99	\$50 and 0.55 cents for each dollar of the assessed land value or apportioned assessed land value in excess of \$50 000
3.	\$400 000 or more	\$1 975 and 1.5 cents for each dollar of the assessed land value or apportioned assessed land value in excess of \$400 000

*No. 73 of 2000

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Part 8 – Taxation Administration Act 1997 Amended

**PART 8 – TAXATION ADMINISTRATION ACT 1997
AMENDED**

18. Principal Act

In this Part, the *Taxation Administration Act 1997** is referred to as the Principal Act.

19. Section 35 amended (Interest rate)

Section 35 of the Principal Act is amended as follows:

(a) by omitting paragraph (b) from subsection (1) and substituting the following paragraph:

(b) the premium component.

(b) by inserting the following subsection after subsection (3):

(4) The premium component is –

(a) unless an order is in force under paragraph (b), 8% per annum; or

(b) the rate the Minister specifies by order published in the *Gazette*.

*No. 74 of 1997

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Part 9 – Miscellaneous

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PART 9 – MISCELLANEOUS

20. Repeal of Act

This Act is repealed on the first anniversary of the day on which Part 4 commenced.

*[Second reading presentation speech made in:–
House of Assembly on 24 June 2021
Legislative Council on 29 June 2021]*