

# **AUTONOMOUS BOUGAINVILLE GOVERNMENT.**

REVENUE AND TAX
SUMMIT 27<sup>th</sup> - 29<sup>th</sup>
SEPTEMBER 2017

PRESENTER
RAPHAEL
NAGUAL
SECRETARY
DLPPEC



### **AUTONOMOUS BOUGAINVILLE GOVERNMENT**

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# **AUTONOMOUS BOUGAINVILLE GOVERNMENT.**

# **DLPPEC - STRUCTURE AND FUNCTIONS**



DLPPEC STRUCTURE—THREE DIVISIONS



DIRECTORS—THREE POSITIONS



STATUTORY BOARDS — TWO BOARDS



DRAW DOWN OF POWERS—LANDS & CEPA



LAND ACT 1996 — LAND RENTAL COLLECTION



# AUTONOMOUS BOUGAINVILLE GOVERNMENT DEPARTMENT OF LANDS PHYSICAL PLANNING ENVIRONMENT AND CONSERVATION P.O BOX 322 BUKA BOUGAINVILLE.

#### **DLPPEC - VISION – MISSION & VALUES**

- VISION: Land is utilised to improve the quality of life for all citizens of the Autonomous Region of Bougainville.
- MISSION: To promote the best use of land in Bougainville through environmentally friendly initiatives in the interest of all citizens, individually and collectively, by ensuring that an orderly process exists for land to be made available for sustainable economic, and social development and that land rights are guaranteed.
- Values: Human respect, customer services, Fairness and equity, Integrity and ethics, Accountability and transparency, Leadership, Innovation and adoptability.
- **STRATEGY:** Implement programs and projects in accordance to the Departments Corporate Plan 2017 2021, and Divisional work Plans 2017.

### **MANDATE**

# **MANDATED REVENUE STREAMS**

**State Land Rentals** 

### **PROCESS & OUTCOMES**

ABG Constitution

> Statutory **Board Fees**

Peace Agreement

Technical Fees

PNG Land Act 1996

> **Technical Material Sales**

Bougainville Physical **Planning Act** 2013

Developed **Property Tax** 

**DLPPEC** Corporate Plan 2017 - 2021

Free Hold Land Management Fees

**PNG Inter government Relations Functions and Funding Act 2009** 

6

**VALIDATE PROPERTY REGISTER. LIFT MORATORIUM** 

**AWARENESS IMPLEMENT PHASE ONE & ESTABLISH LAND BOARD** 

**AWARENESS** IMPLEMENT PHASE **TWO AND CONTINUE PROPERTY VALIDATION AND** UPDATE VALUATION ROLLS.

**LAND FILES** UPDATE AND **DEVELOP REVENUE** GENERATION **STRATEGY** 

Revenue Generation Strategy

**AWARNESS IMPLEMENT PHASE THREE AND CONTINUE VALIDATION OF VALUATION ROLL AND PROPERTY** REGISTER

**STATE** LAND **RENTALS** 

**SET IN PLACE** RELEVAT POLICY ON PERCENTAGE **OF REVENUE RETAINED BY** ABG

**AWARNESS IMPLEMENT LEASE** RENTAL **COLLECTIONS ON ANNUAL BASIS AND** CONTINUE **VALUATION AND PROPERTY** VALIDATION

**REVENUE GENERATING STREAMS ACTIVITY CHART.** 



# AUTONOMOUS BOUGAINVILLE GOVERNMENT. DEPARTMENT OF LANDS PHYSICAL PLANNING ENVIRONMENT AND CONSERVATION P.O BOX 322 BUKA BOUGAINVILLE.

## **SUMMARY CHART**

**STATE** 

**LEASE** 

HOLD

**LAND** 

828 Various State Leases

1,547 State Leases under BCL ownership K568,566 Annual Lease Rental

2375 Total State Leases K1,383,739 annual rental

K815,164 BCL annual lease rental

#### Phase One,

Properties with establish lease holder

Phase Two,

Properties with updated information

Phase Three, properties with new information. Lifting of the Moratorium

Awareness, print outs, invoicing and follow up notices

Establish
Land Board
and
continues
Awareness

Land Board
Forfeiture
actions, grant
of new leases
and regrant
of Leases

Update and validate property register and continue annual lease rental collection.

**REVENUE GENERATING STRETEGY** 



### **SCHEDULE OF ACTIVITIES AND DATES OF EACH ACTIVITY**

No.	ACTIVITY	BY WHOM	START DATE	REMARKS
1	Verify and update information in the Land Files.	Secretary and DLPPEC Directors and Staff.	Early September 2017	Work commenced early September and is ongoing.
2	Draft and complete Revenue generating strategy.	Secretary, Minister and DLPPEC Directors and Staff.	Early September 2017	Work in progress towards the Revenue and Tax Summit
3	Consultations with Key players	Secretary, Minister and Lands Advisor.	Mid September & On going.	Meetings held in Mid September and is ongoing.
4	Validate property register and update valuation rolls.	Secretary , DLPPEC team and Valuation staff.	Mid September & On going.	Work in progress.
5	Lift the moratorium through BEC & NEC	Secretary, Minister, Lands Advisor, BEC, National Minister and NEC.	Mid October 2017	Work in progress.
6	Establish the Bougainville Land Board.	Secretary, Minister, Lands Advisor, BEC, DLPP staff, Minister and NEC.	October 2017 & Ongoing.	Work will commence soon
7	Obtain Land Board Clearance for Forfeiture actions.	Secretary, Minister, Advisor and Forfeiture Team.	December 2017 & Ongoing.	Work will commence soon
8	Issue Forfeiture Notices	Forfeiture Team	Dec. 2017 & Ongoing.	Commencing soon.
9	Land Board Re-allocate Land	Secretary and Director Land Admin and Land Admin Team.	December 2017 & Ongoing.	Work will commence soon
10	Progress annual Land Rental collections	Secretary and Director Land Admin and Land Admin Team	December 2017 & Ongoing.	Progress through accepted process in three Phases.



### **INCREASE REVENUE**

No.	ACTIVITY	HOW	REMARKS
1	Validate property register and increase number of lease hold properties	2375 properties may increase when property register is validated and the Valuation rolls are updated.	Carry out physical inspection surveys of all state properties in all Towns and Districts of ARoB.
2	Establish through Policy, increase land rental per property annually.	BEC to recommend increase in annual land rentals to NEC.	Requires awareness and justification on land rental increases.
3	Establish policy on plantations.	Requires BEC recommendation and NEC decision.	Free hold, Lease hold Mortgage and sold plantations.
4	Developed Property tax.	Establish through policy, say 2% of unimproved valuation.	Key players: Town Authority & Community Government.
5	Statutory Board Fees Physical Planning Board and Land Board Fees.	Fees of PP Board applications, default fees etc. Land Board fees and	Minimum 4 PP Board meetings with K20,000 at K5,000 per Board meeting. Land Board fees K50,000 annually.



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### **RELATIONSHIP LINKAGES FRAMEWORK**

**FUNCTIONAL ACTIVITIES** 

**DLPPEC** 

**DLPP** 

**FINANCE & TREAUSRY** 

**BEC** 

**IMPLEMENT** 

**GUIDANCE & ADVISE** 

**AGREE ON PERCENTAGES** 

**RECOMMEND AND** DIRECT

**APPROVED AND DIRECT** 

INITIATE/ORGANIZE/

HOLDERS

LEASE

STATE

PLAYERS

KEY

**NEC** 



# AUTONOMOUS BOUGAINVILLE GOVERNMENT DEPARTMENT OF LANDS PHYSICAL PLANNING ENVIRONMENT AND CONSERVATION P.O BOX 322 BUKA BOUGAINVILLE.

# QUESTION TIME