

Taxation of Residential Property

New Interest Limitation Rules and Bright-Line Test Changes

This highly practical two-hour seminar, including case studies and worked examples, will address the following issues:

Interest Limitation Rules

- What type of land is subject to the interest limitation rules, and who do the interest limitation rules apply to?
- What is a “new build”, and how do the interest limitation rules apply to “new builds” (including for subsequent purchasers)?
- How do the phase-out rules apply, and when will rollover relief be available?
- How can loans and property ownership be structured to minimise the impact of the rules, and when do the avoidance rules apply?

Bright-Line Test Changes

- How does the 10-year bright-line test apply to “new builds”, and when will rollover relief be available?
- How does the new main home exclusion apply, and what recent changes have been made to the main home exclusion?
- How does the bright-line test apply to changes to co-owners and co-ownership structures?
- How does the bright-line test apply to parents assisting children into home-ownership, and how should such arrangements be structured?

SEMINAR DETAILS

When: Thursday, 23 June 2022, 3pm – 5pm (drinks and nibbles to follow).

Where: Addington Raceway and Events Centre (Terror To Love Room), 75 Jack Hinton Drive, Addington, Christchurch.

Cost: \$240 incl GST for the first attendee; \$200 incl GST for the second and every subsequent attendee. Tomlinson Law Gold Retainer Clients qualify for a special rate of \$160 incl GST per attendee. Tomlinson Law Platinum Retainer Clients qualify for a special rate of \$120 incl GST per attendee. An invoice with payment details will be sent upon receipt of a completed registration form.

Other: If you are feeling unwell, please do not attend. Materials will be sent to you if you cannot attend.

RSVP: By Friday, 17 June 2022 to Dawn Holland by email, fax or via the “upcoming seminars” tab on www.tomlinsonlaw.co.nz. Contact details are set out in the footer to the flyer.

SEMINAR HIGHLIGHTS

- **Know** what is a “new build” for the purpose of the interest limitation rules and the bright-line test
- **Understand** when rollover relief will apply under the interest limitation rules and bright-line test
- **Learn** how to structure arrangements to minimise the impact of the interest limitation rules and bright-line test

PRESENTER



STEPHEN TOMLINSON is the principal of Tomlinson Law. Stephen has lectured in taxation, finance and business law at the University of Canterbury and is a well-known presenter of taxation and trust seminars. Stephen advises accounting firms, law firms, property investors and property developers on a wide range of tax issues. Stephen is a member of the New Zealand Law Society Taxation Committee and the Housing Policy Stakeholder Reference Group that consulted with Inland Revenue on the implementation of the Government’s housing tax reforms.

REGISTRATION FORM

	Circle appropriate rate (all incl GST)
Attendees Name(s):	1. _____ \$240 / \$160 / \$120
	2. _____ \$200 / \$160 / \$120
	3. _____ \$200 / \$160 / \$120
	4. _____ \$200 / \$160 / \$120
	5. _____ \$200 / \$160 / \$120
Company / Firm Name:	_____
Postal Address:	_____
Email Address:	_____