




1994



Farming  
Income

# Before You Start

## Is this guide for you?

This guide is for you if you earned income as a self-employed farmer or as a member of a farm partnership. It will help you calculate the farming income you will report on your 1994 income tax return.

## What is farm income?

Farm income includes income you earned from the following activities:

- soil tilling;
- livestock raising or showing;
- race horse maintenance;
- poultry raising;
- dairy farming;
- fur farming;
- tree farming;
- fruit growing;
- beekeeping;
- Christmas tree growing;
- the operation of a wild-game reserve;
- chicken hatchery;
- the running of a feedlot;
- cultivation of crops in water; or
- hydroponics.

In certain factual circumstances, farm income may also include:

- the raising of fish;
- market gardening; or
- the operation of a nursery or greenhouse.

Farm income **does not include** income you earned from working as an employee in a farming business, or from trapping.

If you are not sure whether or not you earned income from a farming business, contact your Revenue Canada income tax office.

## Forms and publications

In the middle of this guide, you will find two copies of some of the forms you may have to complete. Throughout the guide, we also refer to other forms and publications. If you need any forms or publications, see the section called "How to order forms and publications" on the last page of this guide.

## What's New for 1994?

Below, we have outlined the major changes we have made to this guide. For details on these changes, see the areas highlighted in yellow throughout the guide.

### Changes

Beginning for 1994, you have to give us certain information contained on Form T2042, *Statement of Farming Activities*, to report your farming business activities. You have to give us the applicable details requested in the identification area, as well as on the lines that contain a numbered black box. If you wish, you can use the balance of the form to calculate and report the other details of your farming activities.

You will be able to deduct certain interest expenses for a property you used for farming business purposes, but which you have stopped using for such purposes after 1993 because you are no longer in business.

### Proposed changes

This guide includes tax changes that had not yet become law at the time of printing. However, we are getting ready to apply these proposed changes.

Under proposed legislation, the \$100,000 lifetime capital gains exemption will no longer be available for dispositions of capital property or eligible capital property after February 22, 1994. However, if you owned capital property or eligible capital property at the end of February 22, 1994, and you have not used all of your \$100,000 capital gains exemption, there is a special election that may be available to you. Since you only include three-quarters of a capital gain in your income, your capital gains deduction cannot be more than \$75,000, which is three-quarters of your \$100,000 capital gains exemption. This election will allow you to report a capital gain on your income tax return and take advantage of your unused capital gains deduction. You can make this special election by completing Form T664, *Election to Report a Capital Gain on Property Owned at the End of February 22, 1994*, and attaching it to your income tax return. The *Capital Gains Election Package* has more information on this election. You can get this package from your income tax office. For more information on the changes to the capital gains exemption, you can call 1-800-959-8281.

Blind or visually impaired persons can get this publication in braille, large print, audio cassette, and computer diskette. To order, please call 1-800-267-1267 weekdays between 8:15 a.m. and 5:00 p.m. (Eastern Time).

This guide uses plain language to explain the most common income tax situations. If you need help after reading this guide, please contact the General Enquiries Section of your income tax office. For more complex business enquiries, please contact the Business Enquiries Section of your income tax office. You can find the address and telephone numbers in your income tax package.

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# Chapter 1

## General Information

This chapter contains general information for businesses. It is divided into two sections.

Section A below provides information that applies to all businesses. It defines what a business is, and what business income is. It also covers fiscal periods, business records, the instalment payment, and important dates to remember.

Section B, which starts on page 8, deals with information specifically of interest to partnerships. If you are not a member of a partnership, you do not have to read Section B. You can go directly to Chapter 2 after you read Section A. To determine if you are a member of a partnership, see the heading "What is a partnership?" on page 9 in this chapter.

### Section A — Information for all businesses

#### Business and business income

A business is an activity you carry on for profit or with a reasonable expectation of profit. A business includes:

- a profession;
- a calling;
- a trade;
- a manufacture;
- an undertaking of any kind; or
- an adventure or concern in the nature of trade. For more details, read Interpretation Bulletin IT-459, *Adventure or Concern in the Nature of Trade*.

Therefore, business income includes income from any activity you carry on for profit or with a reasonable expectation of profit. See the heading "What is farm income?" on the inside of the front cover for a list of activities that could produce farming income. Note that you do not include employment income as business income.

#### You were asking...?

- Q.** When does a business start? Can I deduct the costs I incur before and during the start of a business?
- A.** We look at each case on its own merits. Generally, we consider that a business starts whenever you begin some significant activity that is a regular part of the business, or that is necessary to get the business going.

For example, suppose you decide to start a farming business and you buy enough poultry for resale to start the business. At this point, we would consider that your farming business has started. You can usually deduct expenses you incur to earn the business income. You could still deduct the expenses even if, despite all your efforts, the business wound up. On the other hand, if you review several different types of farming activities in the hope of going into a farming business of some kind, we would not consider that your farming

business has begun, and you cannot deduct any of the costs you incur.

For more details about the start of a business, see Interpretation Bulletin IT-364, *Commencement of Business Operations*.

### How do you calculate your farming income?

#### Fiscal period

The taxation year for an individual is the calendar year. However, you do not have to report your farming income on a calendar-year basis. You can choose the date when you want your business year to end. Do this when you file the first return to report your farming income.

A fiscal period is the time covered from the day your farming business starts its business year, to the day it ends its business year. For an existing business, the fiscal period is usually 12 months. A fiscal period cannot be longer than 12 months. However, it can be shorter than 12 months in some cases, such as when a new business starts or when a business stops.

You report farming income in the calendar year when the fiscal period of your business ends. For example, suppose your business has a fiscal period that runs from June 1 to May 31. Report your business income for the fiscal period June 1, 1993, to May 31, 1994, on your 1994 return, since that fiscal period ends in 1994.

You can change your fiscal period, but you must first write to the Director of your income tax office to get permission. We will only allow you to make a change if it is for sound business reasons. For example, we cannot allow a change if the reason is to minimize taxes. For more details, see Interpretation Bulletin IT-179, *Change of Fiscal Period*.

#### Cash method

When you use this method, you:

- report income in the fiscal period you receive it; and
- deduct expenses in the fiscal period you pay them.

The following post-dated cheque rules apply to income-producing transactions, such as the sale of grain. They do not apply to transactions involving capital property, such as the sale of a tractor.

If you receive a post-dated cheque as security for a debt, include the amount in income when the cheque is payable.

However, if you receive a post-dated cheque as security for a debt and the cheque is payable before the debt is due, include the amount in income on the earlier of the following dates:

- the date the debt is payable; or
- the date you cash or deposit the cheque.

If you receive a post-dated cheque as an absolute payment for a debt, include the amount in income at the time you get the cheque. If the bank does not honour the cheque, you can adjust your income then. For more details, contact your income tax office.

When you use the cash method, do not include inventory when you calculate your income. However, there are two exceptions to this rule. See the section called "Line 8240 — Mandatory inventory adjustment (MIA) included in 1994" on page 22, and "Line 8239 — Optional inventory adjustment (OIA) included in 1994" on page 22, for details.

A partnership can use the cash method only if all the partners agree to use it.

For more details on the cash method for farm income, see Interpretation Bulletin IT-433, *Farming or Fishing — Use of Cash Method*.

### Accrual method

When you use this method, you:

- report income in the fiscal period you earn it, no matter when you receive it; and
- deduct expenses in the fiscal period you incur them, whether or not you pay them in that period.

When you calculate your income, include the value of all inventories, such as livestock, crops, feed, and fertilizer. Make a list of your inventory and count it at the end of your fiscal period. Keep this list as part of your business records.

The value you give to your year-end inventory is important for calculating your income. If this is your first year of farming, there are three methods you can use to value your inventory:

- Value all inventory at its fair market value.\*
- Value individual items at the lower of cost or fair market value. When you cannot easily tell one item from another, you can value the items as a group.
- Value livestock according to the unit price base. For this method, complete Form T2034, *Election to Establish Inventory Unit Prices for Animals*.

\* Fair market value is generally the highest dollar value that you can get for your property in an open and unrestricted market between a willing buyer and a willing seller who are dealing at arm's length with each other. We define "non-arm's-length transaction," on page 28.

In your first year of business, you will not have an opening inventory at the start of your fiscal period.

If this is not your first year of farming, use the same method you used in past years to value your inventory. The value of your inventory at the start of your 1994 fiscal period is the same as the value at the end of your 1993 fiscal period.

For more details on inventories, see Interpretation Bulletin IT-473 *Inventory Valuation*, and its Special Release.

### Changing your method of reporting income

If you decide to change your method of reporting income from the accrual method to the cash method, use the cash method when you file your return. Make sure you include a statement that shows each adjustment you had to make to your income and expenses because of the difference in methods.

If you decide to change from the cash method to the accrual method, you first have to get permission from the Director of your income tax office. Ask for this change in writing before the date you have to file your income tax return. In your letter, give the reasons why you want to change methods.

Because there is a difference between the cash and accrual methods, the first time you file your return using the accrual method, make sure you include a statement that shows each adjustment you had to make to your income and expenses.

### Business records

You have to keep records of all your transactions to be able to support your income and expense claims. Therefore, your records should be complete and organized.

There are other benefits to keeping careful records:

- When you earn income from many places, good records help you identify the source of the income. Unless you keep proper records, you may not be able to prove that some income is not from your business, or that it is not taxable.
- Keeping good records will remind you of expenses you can deduct when it comes time to do your income tax return.
- Good records will keep you better informed about the past and present financial position of your business.
- Good records can help you budget, and spot trends in your business.
- Good records can prevent problems you may run into if we audit your income tax returns.

### Income records

Keep track of the gross income your business earns. Gross income is your total income before you deduct expenses. Your income records should show the date, the amount, and the source of the income. Record the income whether you received cash, property, or services.

If requested, you must be able to support all income entries with original documents. Original documents include such things as sales invoices, cash-register tapes, receipts, cash purchase tickets from the sale of grain, and cheque stubs from marketing boards.

For an example of how to record your income, see page 7.

### Expense records

Always get receipts, invoices, or other vouchers when you buy something for your business. When you buy merchandise or services, the receipts have to show:

- the date of the purchase;
- the name and address of the seller or supplier;
- the name and address of the purchaser; and
- a full description of the goods or services.

For an example of how to record your expenses, see below.

**You were asking...?**

- Q.** What should I do if there is no description on a receipt?
- A.** When you buy something, make sure the seller describes the item. Sometimes, however there is no description on the receipt, like with a cash-register tape. In this case, you should write down what the item is on the receipt or in your expense journal.
- Q.** What should I do if a supplier does not give me a receipt?
- A.** When you buy something, make sure you always request a receipt. Sometimes however, suppliers do not provide receipts. In this case, write the information in your records. Show the name and address of the supplier, the date you made the payment, the amount you paid, and the details of the transaction.

If you plan to claim capital cost allowance (CCA), keep a record of the properties you bought and sold. This record should show who sold you the property, the cost, and the

date you bought it. This information will be helpful when you calculate your CCA. Chapter 3 explains this calculation.

If you sell or trade a property, show the date you sold or traded it, and the amount you got from the sale or trade-in.

**Your record books**

Keep a record of your daily income and expenses. We do not issue record books or suggest any particular type of book or set of books. There are many record books and bookkeeping systems available. For example, you can use a book that has columns and separate pages for income and expenses. Please note that some provincial departments of agriculture provide bookkeeping records you can use.

Keep your books, along with your receipts, duplicate deposit slips, bank statements, and cancelled cheques. Keep separate records for each business you run. If you want to keep computerized records, make sure they are clear and easy to read.

**Note**

Do not send your records with your income tax return. However, you must keep them in case we ask to see them.

If you do not keep the necessary information and you do not have any other proof, we may have to determine your income using other methods. We may also have to reduce the expenses you deducted.

**INCOME ITEMS (Farm)**

DATE	PARTICULARS	WHEAT	OATS	BARLEY	RYE	OTHER CROPS	CDN WHEAT BOARD	FORAGE CROPS	CATTLE	OTHER LIVESTOCK	DAIRY PRODUCTS	CUSTOM WORK	PETROLEUM PAYMENTS	OTHER INCOME	LIST OF CAPITAL ITEMS
Jan. 6	Canada Milling Co.	625.00													
Jan. 30	Man. Packers (4 steers)							4,000.00							
Feb. 10	Pleasant Dairy (milk)										350.75				
Mar. 18	Man. Packers (10 hogs)							2,930.00							
Apr. 1	Seed Fair (prize money)													PRIZE 25.00	
Apr. 15	Auto Wreckers (old car)														75.00

**EXPENSE ITEMS (Farm)**

DATE	PARTICULARS	WAGES	TAXES LICEN-SES	FIRE & CROP INS.	BLDG. & FENCE REPAIRS	MACHY. REPAIRS	MOTOR VEHICLE EX-PENSES	GAS-OL. EXCEPT MOTOR VEHICLE	CATTLE	OTHER LIVESTOCK	SEEDS PLANTS	FEED STRAW	FERTILE SPRAYS	OTHER EXPENSES	CAPITAL ITEMS	PERSONAL EXPENSES
Jan. 30	L. Smith	120.00														
Feb. 12	Craig Hardware													SMALL TOOLS 12.60		
Feb. 12	Poulin Lumber Co.				72.75											
Feb. 28	Fred's Service Station						14.40	22.50								
Mar. 8	Rural Telephone													PHONE 8.20		
Apr. 2	Implements Ltd.														TRAC-TOR 10,600.00	

### Time limits

Depending on the situation, keep your records for the following lengths of time:

- If you file your return on time, keep your records for a minimum of six years after the end of the taxation year to which they relate.
- If you file your return late, keep your records for six years from the date you file that return.

If you file an objection or an appeal, keep your records until either the issue is settled and the time for filing any further appeal expires, or the six-year period mentioned above expired, whichever is later. For more information on appeals, see Chapter 8.

If you want to destroy your records before the minimum six-year period is over, you must first get written permission from the Director of your income tax office. To do this, either use Form T137, *Request for Destruction of Books and Records*, or prepare your own written request. Information Circular 78-10, *Books and Records Retention/Destruction*, has more details.

### Income tax instalment

As a self-employed farmer, you may have to make an annual instalment for 1995. Your 1995 instalment is due on December 31, 1995. You will have to pay an annual instalment if the difference between your federal and provincial tax payable and the amount of tax withheld at source, plus your refundable tax credits, is more than \$2,000 in 1995, 1994 and 1993. If you live in Quebec, you will have to make an instalment payment if your federal tax payable exceeds your federal tax deducted at source, Quebec abatement, and refundable tax credits by more than \$1,200. If you have to pay your tax by instalment in 1995, we will send you an *Instalment Reminder* in late November telling you how much to pay. For more information on paying tax by instalment see the pamphlet called *Paying Your Income Tax by Instalments*. If you would like to calculate your instalment, get the Form T1033-WS, *Instalment Payment Calculation Worksheet*. You can get the pamphlet and the worksheet from your income tax office.

If you are required to make an annual instalment as described above, you also need to make an instalment payment for Canada Pension Plan (CPP) contributions if all of the following conditions apply:

- you are self-employed;
- you will not be living in Quebec on December 31;
- you are not eligible to claim the age amount on your income tax return;
- you are not receiving CPP retirement or disability benefits; and
- your CPP payable is more than \$40.

You may have to pay a penalty and interest if you do not pay your instalment on time, or you do not pay the full instalment amounts you owe. If you need more details, contact your income tax office.

### Dates to remember

- February 28, 1995** If you have employees, file your 1994 T4 Summary and T4A Summary returns. Also, be sure to give your employees their copies of the T4 Supplementary and T4A Supplementary slips. For more details on wages and how to complete the T4 Summary, or T4A Summary, see the *Employers' Guide to Payroll Deductions, Basic Information*. You can get this guide from your income tax office.
- March 31, 1995** Most farm partnerships will file a Form T5013 Summary, *Partnership Information Return*, by March 31, 1995. However, there are exceptions. For details, see the guide called *Partnership Information Return* and Information Circular 89-5, *Partnership Information Return*.
- April 30, 1995** File your 1994 income tax return and pay any balance of taxes and CPP contributions due.
- April 30, 1995** File Form T581, *Forward Averaging Tax Credits*, if you would like to bring all or some of your accumulated averaging amount into your 1994 income.
- December 31, 1995** Pay your 1995 instalment of income tax and CPP contributions.

## Section B — Information for partnerships

This section has three parts. Part 1 has general information about partnerships. Part 2 has details for you if your partnership has to file Form T5013 Summary, *Partnership Information Return*. Part 3 has information for you if your partnership does not have to file Form T5013 Summary, *Partnership Information Return*.

A partnership that has six or more members has to file Form T5013 Summary, *Partnership Information Return* (PIR). A partnership that has five members or less throughout the year, and one or more of its members is another partnership, also has to file a PIR.

Partnerships with five members or less throughout the year, and with no member who is another partnership, do not have to file Form T5013 Summary, *Partnership Information Return* (PIR). Read Information Circular 89-5, *Partnership Information Return*, for more information. You can also read the guide called *Partnership Information Return*.

Interpretation Bulletins IT-90, *What is a Partnership?*, and IT-138, *Computation and Flow-through of Partnership Income*, have more details about partnerships.



## Part 1 — General information about partnerships

### What is a partnership?

A partnership is usually the relationship between persons who carry on a business in common with the belief they will make a profit. You can have a partnership without a written agreement. Therefore, to determine if you are a partner, determine the type and extent of your involvement in the business. Please refer to the law of partnership of your province to help you decide if you are a partner in a certain business.

When you form, change, or dissolve a partnership, consider:

- whether or not the relationship is a partnership;
- the special rules about capital gains or losses and the recapture of capital cost allowance (CCA) that apply when you give properties to a partnership. For details on CCA, see Chapter 3;
- the special rules that apply when you dissolve a partnership; and
- the special rules that apply when you sell or dispose of your interest in a partnership.

If you need more details, contact the Business Enquiries Section of your income tax office. Your income tax package has a list of telephone numbers.

### Reporting partnership income

A partnership does not pay income tax on its income, and it does not file an income tax return. Instead, each partner files an income tax return to report his or her share of the partnership's net income or loss. This requirement remains, whether the share of income was received in cash, or as a credit to a capital account in the partnership.

### Goods and services tax (GST) rebate

If you are a member of a partnership, and you claim expenses on your return, you may be able to get a GST rebate for any GST you paid on the expenses.

The GST rebate is available to you as long as you meet **both** of these conditions:

- You are a member of a GST registered partnership.
- On your income tax return, you deduct expenses incurred to earn partnership income for which the partnership did not repay you.

We base the rebate on the amount of the expenses subject to GST that you deduct on your income tax return. Examples of expenses subject to GST are vehicle costs, meals, entertainment, and so on. You can also get a GST rebate for any CCA you claim. One example of this is when you claim CCA for a vehicle you bought to earn partnership income, and you paid GST when you bought the vehicle. Use the chart called "Other amounts deductible from your share of net partnership income (loss)" on page 4 of Form T2042 to claim expenses for which the partnership did not reimburse you, and any other deductible amounts. For more information, see the section called "Other amounts deductible from your share of net partnership income (loss)" on page 26.

For more details about the GST rebate, get Form GST 370, *Employee and Partner GST Rebate*, from your income tax office.

### Partnership losses

A partnership can have a loss. Calculate the loss as though the partnership were a separate person. However, apply the loss carry-over rules to each partner, and not to the partnership. For example, when you complete your own income tax return, combine your share of the partnership non-capital losses with any other non-capital losses you have in the year. Then apply this amount against your income using the usual loss carry-over rules. Contact your income tax office for details about these rules.

## Part 2 — Partnerships that have to file a Partnership Information Return

If you are a member of a partnership that has to file a Form T5013 Summary, *Partnership Information Return*, you should get two copies of Form T5013 Supplementary, *Statement of Partnership Income*, from the partnership. If you do not receive this form, contact the person who prepares the forms for the partnership.

On your income tax return, report the gross partnership income and your share of the net partnership income or loss. You will get these amounts from your Form T5013 Supplementary. Attach copy 2 of your Form T5013 Supplementary to your income tax return. Do not attach the partnership's income and expense statement to your income tax return.

You may need to adjust your share of the net partnership income or loss shown on your Form T5013 Supplementary. Do this to deduct any business expenses you incur for which the partnership did not repay you. If this is your situation, read the section called "Other amounts deductible from your share of net partnership income (loss)" on page 26. You may also have expenses related to the business use of your home. Read the section called "Line 8235 — Business-use-of-home expenses" on page 26 for more information.

The guide called *Partnership Information Return* has more details about Form T5013 Summary, *Partnership Information Return*. Information Circular 89-5, *Partnership Information Return*, also has more information.

## Part 3 — Partnerships that do not have to file a Partnership Information Return

If you are a member of a partnership that does not have to file a Form T5013 Summary, *Partnership Information Return*, when you calculate the partnership's income and expenses, use the same rules you would for a proprietorship. Calculate the partnership's income and expenses as if the partnership were a separate person. Some rules for capital cost allowance and eligible capital expenditures on partnership-owned property are different. We explain these rules below.

### Capital cost allowance (CCA)

A partnership can own depreciable property and claim CCA on it. As an individual partner, you cannot claim CCA on property the partnership owns.

From the capital cost of depreciable property, subtract any investment tax credit allocated to the individual partners. We consider this allocation to be made at the end of the partnership's fiscal period. You also reduce capital cost by any type of government assistance. See Chapter 3 for more details about CCA and the adjustments to capital cost.

Any capital gain or recapture from the sale of property the partnership owns is income of the partnership. Also, any capital or terminal loss from the sale of partnership-owned property is the loss of the partnership. See Chapter 6 for more details about capital gains and losses, and Chapter 3 for recapture and terminal losses.

### Eligible capital expenditures

A partnership can own eligible capital property and deduct an annual allowance. Any income from the sale of eligible capital property the partnership owns is income of the partnership. See Chapter 4 for more details about eligible capital expenditures.

### Limited partners

A limited partner is someone whose liability as a member of a partnership is limited, as opposed to general partners.

The following amounts can flow out (be passed on) to limited partners:

- investment tax credits, except those for research and development that cannot flow out;
- business losses, except losses from farming; and
- property losses.

As a limited partner, you can claim these credits and losses only to the extent your investment in the partnership is at risk. This is your **at-risk amount**. Note that farming losses

be only partly deductible. See "Partly deductible (restricted farm losses)" on page 43 for more details.

In most cases, if you are the first-time buyer of a limited partnership interest, your at-risk amount for any year is the **total** of the following:

- the adjusted cost base (ACB) of your interest in the partnership at the end of the year;

#### plus

- your share of any partnership income;

#### minus

- any amount you owe to the partnership, plus any guarantee or indemnity the partnership gave to you against the loss of your investment in the partnership.

You have to reduce your at-risk amount because the amount you owe to the partnership is not yet at risk in the partnership.

If you are a buyer of a limited partnership interest on the secondary market, your ACB of the partnership interest is whichever of the following amounts is **less**:

- your cost; or
- the ACB of the selling limited partner, as long as it is not less than zero.

### Note

Interests in some limited partnerships that existed on or before February 25, 1986, may be exempt from these rules if they meet certain conditions. For more details, contact your income tax office.

## Chapter 2 Form T2042, *Statement of Farming Activities*

This chapter has three parts, and covers the more common points about income and expenses. Part 1, which starts on this page, deals with what proprietors and partners complete on Form T2042, *Statement of Farming Activities*, and gives instructions on how to complete the identification area. Part 2, which starts on page 12, deals with income from farming activities. Part 3, which starts on page 15, deals with expenses related to farming activities.

Beginning for 1994, you have to give us certain information contained on Form T2042, *Statement of Farming Activities*. You have to give us the applicable details requested in the identification area, as well as on the lines that contain a numbered black box. You can, if you wish, use the balance of the form to calculate and report the other details of your business activities. If you do not wish to use Form T2042 to provide us with the information we require, you can give us a facsimile of the form.

You have to complete a separate form for each business you operate. Interpretation Bulletin IT-206, *Separate Businesses*, has more details.

### Part 1 — Getting started

#### Sole proprietorships

If you are a sole proprietor of a farming business, complete all the applicable areas and lines on Form T2042.

#### Partnerships

The details of your farming business that you have to give us depend on the type of partnership you are in. If you are a member of a partnership that **has** to file a T5013 Summary, *Partnership Information Return*, complete Form T2042 as follows:

- Complete the identification area.
- Enter your share of the partnership income shown in box 18 of your copy of Form T5013 Supplementary, *Statement of Partnership Income*, on line 8237 "Net income (loss) before adjustments."
- Complete the chart called "Other amounts deductible from your share of net partnership income (loss)"

to claim any expenses for which the partnership did not reimburse you or other amounts you may be able to deduct. See page 26 for more information. Complete the "Calculation of business-use-of-home expenses" chart if applicable. See page 26 for more information.

- Enter your share of the net income or loss from the farming business on line 8243 "Your net income (loss)." If you did not make any adjustments to the amount in box 18 of your Form T5013 Supplementary, the amount you enter on line 8243 will be the same as the amount you entered on line 8237.

If you are a member of a partnership that **does not have** to file a T5013 Summary, *Partnership Information Return*, complete Form T2042, *Statement of Farming Activities*, as follows:

- Complete the identification area.
- Report the income for the partnership.
- Report the business portion of expenses for the partnership.
- Complete the "Other amounts deductible from your share of net partnership income (loss)" chart to claim any expenses for which the partnership did not reimburse you or any other amounts you may be able to deduct. See page 26 for more information. Complete the "Calculation of business-use-of-home expenses" chart if applicable. See page 26 for more information.
- Complete the "Details of other partners" chart.

To see if your partnership has to file a T5013 Summary, read the section called "Section B -- Information for partnerships" on page 8. We explain later in this chapter how to complete each of the lines on Form T2042.

### Identification area

Complete all the lines that apply to your farming business. Most of the information required is self-explanatory.

Indicate the period your farming business year covered, which is your fiscal period. See page 5 for an explanation of fiscal period.

Enter the name and address of your farm. If your farm has no formal name, enter the address only.

Indicate the main product or service your farming business provided. This may differ from your industry code (explained below). For example, your industry code may be 0119 for a combination livestock farm, meaning you raised more than one type of livestock, yet most of your farming activity involved only one type of livestock, like sheep. In this case, you would enter the industry code of 0119 in the appropriate box, and identify sheep as your main product.

Enter the industry code which best describes your farming activity. If more than 50% of your farming business involved one specific activity, choose the code that identifies that main activity. However, if your farming operation involved more than one type of farming activity, and none of these make up more than 50% of your farming

business, choose the appropriate code from the combination farms list. The following are alphabetical lists of these codes for farming operations:

### Livestock farm

- 0112 Cattle
- 0111 Dairy
- 0116 Feedlot operation
- 0113 Hog farm
- 0114 Poultry and eggs
- 0115 Sheep and goats

### Other animal specialties farm

- 0123 Fur and skin ranch
- 0121 Honey and other apiary products
- 0122 Horse and other equine animals
- 0129 Other animal specialties

### Field crop farm

- 0136 Dry field peas or beans
- 0135 Forage crops, seed, or hay
- 0134 Grain corn
- 0133 Oilseeds (except corn)
- 0138 Potatoes
- 0132 Small grains (except wheat)
- 0137 Tobacco
- 0131 Wheat
- 0139 Other field crops

### Fruit and other vegetable farm

- 0151 Fruit
- 0152 Other vegetables

### Other specialty farm

- 0162 Greenhouse products
- 0161 Mushrooms
- 0163 Nursery products
- 0169 Other horticultural specialties

### Combination farm

- 0141 Field crop combinations
- 0159 Fruit and vegetable combinations
- 0119 Livestock combinations
- 0171 Livestock, field crop, and horticultural combinations

If you did not complete your Form T2042, *Statement of Farming Activities*, enter the name and address of the person or the firm that prepared it for you.

If your Form T2042 is for a farming partnership, identify your percentage of the partnership, and enter your partnership identification number.

Enter your 15-digit business number or, if you do not have one, your 9-digit GST account number. If you have more than one GST account number, enter the one you are actually using.

### Tax shelter number

Enter your tax shelter identification number on the applicable line. A tax shelter is any property that you expect will result, based on statements or representations made, in losses or other deductible amounts in the first

four years after you acquire it. These losses or amounts would be more than the cost of your interest in the property (minus prescribed benefits). Tax shelters do not include flow-through shares or prescribed property.

Prescribed property means property that is a registered pension plan, a registered retirement savings plan, a deferred profit-sharing plan, a registered retirement income fund, or a registered education savings plan. If you want more details, see Information Circular 89-4, *Tax Shelter Reporting*.

The cost of your interest in the property has to be reduced by prescribed benefits you or a person with whom you do not deal at arm's length will receive or enjoy. Prescribed benefits include tax credits, revenue guarantees, contingent liabilities, limited recourse debt, and rights of exchange or conversion. We define "non-arm's-length transaction" on page 28.

If you invested in a tax shelter after August 31, 1989, and before 1991, you have to provide your tax shelter identification number to claim a deduction for 1994. You can provide this number by using Form T5004, *Statement of Tax Shelter Loss or Deduction*, although there is no requirement for you to file Form T5004 with your income tax return. However, if you acquired a tax shelter after 1990 and are claiming a deduction for 1994, you **have** to file Form T5004 with your tax return to claim a deduction. Be sure to provide the specific information requested, including the tax shelter identification number.

Regardless of when you acquired a particular tax shelter, if this is the first year you are making a claim for it, include a copy of Form T5003 Supplementary, *Statement of Tax Shelter Information*, with your income tax return.

## Part 2 — Farming income

This section explains how to complete the area called "Income" on Form T2042, *Statement of Farming Activities*.

### Line 8100 — Total grains and oilseeds

Enter the income from the sale of all your grains and oilseeds. You can either list these on the appropriate lines or provide us with the total amount only.

If you sold grain directly or through an agency, include in income all the amounts you received from these sales. For example, include any Wheat Board payments from the sale of wheat, oats, barley, rye, flaxseed, or canola.

When you delivered grain to a licensed public elevator or process elevator, you received a storage ticket, a cash purchase ticket, or a deferred cash purchase ticket.

If you received a storage ticket, a sale did not take place. Therefore, you do not have to include that amount in income at that time.

However, if you received a cash purchase ticket, a sale did take place. Since we consider that you received a payment

at the time you received the ticket, you have to include the amount in income at that time.

If you received a deferred cash purchase ticket, you may be able to defer the income until your next fiscal period, if the ticket called for payment after the end of the fiscal period in which you delivered the grain. For more details, see Interpretation Bulletin IT-184, *Deferred Cash Purchase Tickets Issued for Grain*.

Under the *Advance Payments for Crops Act*, and the *Prairie Grain Advance Payments Act*, you may be able to get advances for crops that someone stores in your name. We consider these advances to be loans. Therefore, do not include them in income in the fiscal period you received them. Instead, include in income the full amount from the sale of these crops in the fiscal period the sale takes place.

### Lines 8101 to 8104 (inclusive) — Other produce

On the applicable line, enter the total income from the sale of the identified produce. Whether you sold produce directly or through an agency, include in income all the amounts you received from these sales.

Do not include amounts received from the sale of greenhouse vegetables. See line 8106 for details.

### Line 8105 — Other crops

Enter the total income from the sale of sugar beets, hops, or any other crops not specifically identified on another line.

### Line 8106 — Greenhouse and nursery products

Enter the total income from the sale of such things as ornamental plants, shrubs, trees, cut and field-grown flowers, rooted cuttings, seeds and bulbs, sod and turf, and greenhouse vegetables.

### Line 8107 — Forage crops

Enter the total income from the sale of hay, alfalfa, clover and clover seed, alsike, timothy, fescue, grass seed, or any other forage crops or seeds.

### Lines 8108 to 8111 (inclusive) — Livestock sold

On the applicable line, enter the total income from the sale of the identified livestock. In some cases you can defer including some amounts in income, as explained below. These deferrals do not apply if you were a non-resident and were not carrying on a farming business in Canada at the end of the taxation year. They also do not apply in the year of the farmer's death.

### Line 8112 — Other animal specialties

Enter on this line the total income from the sale of any other livestock not specifically identified on another line (for example the sale of horses, ponies, or dogs). You also include amounts from the sale of fur-bearing animals you raised in captivity, such as fox, chinchilla, mink, or rabbit, as well as income from an apiary operation.

### Prescribed drought region (PDR)

In some cases, you may be able to defer the applicable income from the sale of breeding animals in your 1994

fiscal period. To be able to do this, you have to meet these two conditions:

- Your farming business has to have been located in a prescribed drought region (PDR) at any time during your 1994 fiscal period.
- You have to have reduced, by sale or other means, the number of breeding animals in your breeding herd by at least 15%.

A PDR is a region the Minister of Agriculture identifies as suffering from drought conditions. For a list of PDRs, contact your local Department of Agriculture office or your income tax office.

Breeding animals include cattle, bison, goats, sheep, deer, elk, and similar animals you keep for breeding. Breeding animals also include horses you breed to produce pregnant mare's urine that you sell. All your breeding animals must be older than 12 months.

To determine the size of your breeding herd for your 1994 fiscal period, complete Part I and II in the chart below:

<b>Breeding herd chart</b>	
<b>Part I</b>	
How many breeding animals did you have?	_____ A
How many breeding animals gave birth?	_____ B
How many breeding animals have never given birth?	_____ C
Enter one-half of the amount from line B.	_____ D
Enter either the amounts from line C or line D, whichever is less.	_____ E
<b>Part II</b>	
Enter the amount from line A	_____ F
Enter the amount from line C	_____ G
Enter the amount from line E	_____ H
G minus H	_____ I
F minus I	===== J
Line J is the number of breeding animals in your breeding herd for your 1994 fiscal period.	

Before you determine how much you can defer, you need to calculate a few amounts. First, determine your sales of breeding animals for your 1994 fiscal period minus any reserves you claimed for these sales.

A reserve is created when you sell property and do not receive the full proceeds at the time of the sale. Instead, the amount of proceeds is spread over a number of years, which allows you to defer reporting these proceeds to the fiscal period in which you receive them. For more details on reserves, see Interpretation Bulletin IT-154, *Special Reserves*, and IT-236, *Reserves—Disposition of Capital Property*.

After you have determined your sales, subtract from this amount the cost of breeding animals you bought in your 1994 fiscal period. The result is your net amount.

You then determine how much you can defer as follows:

- If you have reduced your breeding herd by at least 15% but less than 30%, you can defer up to 30% of the net amount.
- If you have reduced your breeding herd by 30% or more, you can defer up to 90% of the net amount.

Note that you do not have to defer all of this income. You can include any part of it in your 1994 income.

If your farming business was not in a PDR at any time during your 1994 fiscal period, you cannot defer the amount you received when you sold breeding animals. You must also include in your 1994 income any unreported amounts you deferred in earlier years.

However, as long as your farming business was in a PDR at any time in your 1994 fiscal period, you do not have to include income you deferred in earlier years.

#### **Lines 8113 and 8114 — Eggs, milk, and cream**

On the applicable line, enter the total income from selling eggs, milk, and cream. Do not include any amount you may have received as dairy subsidies. See line 8119 for details on dairy subsidies.

#### **Line 8115 — Other commodities**

On this line, enter the total income from selling any other commodity not specifically identified on another line. Other commodities include the sale of semen, stud services, embryo transplants, artificial insemination, and pregnant mares' urine. You also include amounts from the sale of maple products, mushrooms, and ginseng.

#### **Line 8116 — Custom or contract work, and machine rentals**

Enter the total of your incidental farm income from such things as custom or contract work, hauling, custom trucking, harvesting, combining, crop dusting or spraying, seeding, drying, or packing, cleaning, and treating seeds.

#### **Line 8117 — Insurance proceeds**

Enter the total of any gross insurance proceeds for your 1994 fiscal period. For example, you may have insurance proceeds for the loss of a building to fire, or for the loss of livestock to disease.

Do not include insurance proceeds from federal, provincial or municipal government programs. See line 8120 for details on government insurance programs.

#### **Line 8121 — Patronage dividends**

Include on this line all patronage dividends (other than those for consumer goods or services) you received during your 1994 fiscal period. We consider a patronage dividend that is a share or a certificate of indebtedness to be income at the time you received it.

#### **Program payments**

You should receive Form AGR-1, *Statement of Farm-Support Payments*, which will make it easier for you to identify and report your taxable farm-support payments.

You should receive a statement for all farm-support programs from which you received payments of more than \$100. These include farm-support programs administered by the federal, provincial, and municipal governments, and by producer associations.

You have to include in income all taxable farm-support payments, including amounts of less than \$100. The \$100 limit was placed on the statements to recognize the administrative costs of issuing them. However, some organizations may produce statements for any amounts they pay out.

According to the *Income Tax Regulations*, you have to provide your social insurance number, when requested, to organizations that issue farm-support payments.

If your farm is operated as a partnership, only one partner should attach the *Statement of Farm-Support Payments* to his or her income tax return. However, if your partnership has to file a *Partnership Information Return*, you should file the statement with that return.

If the annual period of the statement is not the same as the fiscal period of your farming operation, report only the portion of the farm-support payments that you earned during your normal fiscal year. For example, if your farming business has a fiscal period ending June 30, 1994, and your Form AGR-1 shows income of \$10,000 in box 14, but you earned only \$6,000 of that income by June 30, 1994, you will include only \$6,000 in your income for 1994. You will include the remaining \$4,000 on your 1995 income tax return. You should however, include the Form AGR-1, *Statement of Farm-Support Payments*, issued for the 1994 calendar year, with your 1994 income tax return.

If you receive a Form AGR-1, *Statement of Farm-Support Programs*, with a negative amount showing in box 18, do not enter this amount on line 130 of your income tax return, as stated on the back of the statement. Since a negative figure is not considered income, enter the amount on line 232, "Other deductions," on your income tax return. Ensure that you attach the Form AGR-1, *Statement of Farm-Support Payments*, to support this deduction.

If you need more assistance, contact your income tax office.

#### **Line 8119 — Dairy subsidies**

Include in your income the dairy or milk subsidies for your 1994 fiscal period.

#### **Line 8120 — Crop insurance**

Include in your income any insurance proceeds from federal, provincial, or joint federal/provincial programs, for loss of crops.

#### **Line 8122 — Other payments**

Include the total income for your 1994 fiscal period from all other stabilization and farm subsidy programs made to farm producers under federal, provincial, municipal, or joint programs.

#### **Destroying livestock**

You have to include in income any payments you received under the *Animal Contagious Diseases Act* for destroying animals. You can choose to deduct all or part of the payment as an expense in the year. However, if you choose to do this, you must include in your 1995 income the amount you deduct in 1994. If you deferred payments last year, you will have to include the deferred amounts in this year's income.

#### **Rebates**

You should subtract from the applicable expense any rebate, grant, or assistance you have received, and enter the net figure on the appropriate line on this form. If you cannot apply the rebate grant, or assistance you received to reduce a particular expense, include the total amount on this line.

For example, you may have received assistance, such as the GST input tax credit from Revenue Canada, for your farm expenses. You should reduce the amount of the expenses by the amount of the credit.

If the rebate, grant, or assistance is for a depreciable asset, subtract the amount of the rebate from the property's capital cost. See Chapter 3 for details. If the asset qualifies for the investment tax credit, this reduction to the capital cost will also affect your claim. See Chapter 7 for details.

You may also have received a GST rebate if you were a member of a GST-registered partnership. At Revenue Canada, we pay this rebate on the GST expenses you incur to earn partnership income for which the partnership did not repay you. We base the rebate on the amount of expenses to which GST applies that you deducted on your return. Expenses include vehicle costs, meals, entertainment, and certain business-use-of-home expenses. You may also have received a GST rebate for capital cost allowance (CCA) you claimed on a vehicle you bought for your farming business.

If you think you may be eligible for this GST rebate, complete Form GST-370, *Employee and Partner Goods and Services Tax Rebate*, and attach it to your income tax return. You can get this form from your income tax office.

#### **Line 8118 — Other income**

On this line, enter the total of any other farming income that is not specifically identified on another line. The following paragraphs identify some of these income items.

##### **Wood**

If you operated or regularly harvested a woodlot, include in your income the amounts from the sale of trees, lumber, logs, poles, or firewood.

From this income, you can deduct a type of capital cost allowance known as a depletion allowance. For details, see Interpretation Bulletin IT-481, *Timber Resource Property and Timber Limits*.

If you earned the income by letting other people remove standing timber from your woodlot, we consider this income to be a capital receipt. A taxable capital gain or an

allowable capital loss may result. For more details on capital gains and losses, see chapter 6 and the income tax guide called *Capital Gains*.

For more details on the sale of wood, see Interpretation Bulletin IT-373, *Farm Woodlots and Tree Farms*, and its Special Release.

#### Gifts

In your income, include the fair market value of livestock or other items you gave away that you would normally have sold. See page 28 for the definition of fair market value.

Note that, once you give the livestock or other items away, you cannot deduct any more costs for raising or maintaining them.

#### Payment in kind

A payment in kind occurs when you receive or give goods or services instead of money. For instance, to pay someone for a business expense, you may give them a side of beef instead of money. When you do this, include the value of the payment in income. Deduct the value of the payment as an expense.

If you received a payment in kind for a product you would normally have sold, include the fair market value of the product in income.

If you were a landlord renting out land involved in sharecropping, we consider any payment in kind you received as rental income.

#### Surface rental for petroleum or natural gas exploration

If you received payments for leasing your farmland for petroleum or natural gas exploration, these payments will be either income or a capital receipt.

In your income, include the yearly amounts for rental, severance, or inconvenience from a surface rental agreement.

The first payment from these agreements is often larger than the rest of the annual payments. However, the agreement may not specify how much of the first payment is for rental, severance, or inconvenience. When this happens, in the year you received the first payment, include in income an amount that is equal to the annual payment you will receive in the following years. The rest of the first payment is a payment for property. This may result in either a capital gain or loss. See Chapter 6 for details about capital gains.

#### Rental income

Except for the surface rental previously explained, you do not usually include rental income in your farm income. To determine your rental income, use Form T776, *Statement of Real Estate Rentals*. You will find this form in the income tax guide called *Rental Income*. You can get the guide or copies of the form from your income tax office. Write the amount of your net rental income on line 126 of your return.

If you were a landlord renting out land involved in sharecropping, we consider the payments you received, whether in kind or cash, as rental income.

#### Recapture of capital cost allowance (CCA)

In your income, include the amount of any recapture of CCA you have from selling depreciable property such as tools and equipment.

You may want to complete the applicable areas on Form T2042, to find out if you have any recapture. See Chapter 3 for details.

#### Miscellaneous

In your income, include amounts you receive from the sale of soil, sand, gravel, or stone. For some of these items, you can claim a depletion allowance. For more details, contact your income tax office.

As an expense, you can deduct the cost of property such as small tools that cost less than \$200. If you did this and you later sold the property, include the amount you received from the sale in income.

In your income, include prizes you won from fairs or exhibitions. For more details, see Interpretation Bulletin IT-213, *Prizes from Lottery Schemes, Pool System Betting and Giveaway Contests*.

#### Line 8124 — Gross income

Gross farm income is your total farm income before you deduct expenses. Write your gross farm income on line 168 of your income tax return.

### Part 3 — Farming expenses

The phrase “**Enter business portion only**” on Form T2042 means that you cannot include any of the following as part of your expenses:

- salary, wages or drawings paid to self, partner(s), or both;
- cost of saleable goods or services, you, your family, or your partners and their families used, (saleable goods include items such as dairy products, eggs, fruit, vegetables, poultry, and meat);
- donations to charities and political contributions;
- interest and penalties you paid on your income tax;
- life insurance premiums;
- fines and penalties; and
- the portion of any expenses that you can attribute to your personal use of farming business, or partnership property or services.

#### Rebates

Subtract any rebate, grant, or assistance you receive from the applicable expense. Enter the net figure on the appropriate line of Form T2042. If the rebate, grant, or assistance is for a depreciable asset, subtract the amount you received from the asset's capital cost. This might affect the amount of capital cost allowance (CCA) you can claim for that asset. See Chapter 3 for information about CCA. If the asset qualifies for the investment tax credit, this

reduction to the capital cost will also affect your claim. See Chapter 7 for details. If you cannot apply the rebate, grant, or assistance you received to reduce a particular expense, or to reduce an asset's capital cost, include the total as "Rebates" on Form T2042.

When you claim the GST you paid on your farming business expenses as an input tax credit, reduce the amounts of the business expenses you show on Form T2042 by the amount of the input tax credit. Do this when the goods and services tax for which you are claiming the input tax credit was paid or became payable. Similarly, when you receive any GST rebate, subtract it from the applicable expense. Enter the net expense figure on the proper line on Form T2042.

### Prepaid expenses

A prepaid expense is the cost of a service you paid for ahead of time. This could include insurance, property taxes, and rent you paid in one year, if you did not receive the benefits until the next year.

You can deduct the full amount of any prepaid expenses you paid in the year if you meet **two** conditions:

- you have to use the cash method to determine your farm income; and
- you have to have a binding contract with a supplier.

If you use the accrual method to determine your farm income, you can deduct the part of the prepaid expenses that applies to the year you receive the benefit.

### Line 8206 — Building and fence repairs

Deduct the amounts for repairs to fences, and to all buildings you used for farming, except your farmhouse. Do not include the value of your own labour. If the repairs improved a fence or building beyond its original condition, these costs are capital expenditures. This means you have to add the cost of the repairs to the cost of the fence or building on your capital cost allowance (CCA) charts on Form T2042. We explain the CCA chart in Chapter 3.

If you are not sure whether your repairs are capital expenditures, contact your income tax office. For more details on capital expenditures, see Interpretation Bulletin IT-128, *Capital Cost Allowance — Depreciable Property*.

If you used your farmhouse for business reasons, see "Line 8235 — Business-use-of-home expenses" on page 26.

### Line 8208 — Clearing, levelling, and draining land

On this line, enter the total amount for the expenses listed below. In most cases, you can deduct the costs for:

- clearing the land of brush, trees, roots, stones, and so on;
- first ploughing the land for farm use;
- building an unpaved road; and
- installing land drainage.

You do not have to deduct all the costs in the year you paid them. If you paid all the costs, you can deduct any part of them in the year you paid them. You can carry forward any part of the costs you did not deduct to another year.

However, if you rented land to someone else, you cannot deduct the above costs. Instead, you can either:

- add these costs to the cost of the land; or
- if you plan on building on the land right away, you can add these costs to the cost of the building.

Note that, in this case, you add costs for land drainage to class 8 on your capital cost allowance (CCA) charts on Form T2042. See Chapter 3 for details.

For more details, see Interpretation Bulletin IT-485, *Cost of Clearing or Levelling Land*.

### Improving land

You cannot deduct the cost of a paved road. Instead, you have to add this cost to class 17 on your capital cost allowance (CCA) charts on Form T2042. See Chapter 3 for details.

You can deduct most of the cost to drill or dig water wells in the year you did the work. However, you have to add some of the costs to class 8 on your capital cost allowance (CCA) charts. The costs you add to class 8 are those you incurred to purchase and install:

- the casing and cribwork for the well; and
- the system that distributes water, including the pump, pipes, and trenches.

You can deduct amounts you paid to have public utilities brought to your farm, as long as the installations remain the property of the utility.

You can deduct amounts you paid under *The Co-operative Associations Act* to build a distribution system under a gas service contract.

### Line 8209 — Containers, twine, and bailing wire

Enter the total amount you incurred for material to package, contain, or ship your farm produce or products.

If you operated a nursery or greenhouse, deduct the cost of your containers and pots for the plants you sold on this line.

### Line 8210 — Crop insurance, GRIP, and stabilization premiums

Enter the total amount of deductible premiums to the Crop Insurance Program (CI), the Gross Revenue Insurance Program (GRIP), or the National Tripartite Stabilization Program (NTSP). Do not include any premiums for private, business-related, or motor vehicle insurance. See lines 8232, 8213, and 8218 in this chapter for details on other types of insurance.

### Machinery expenses

The total cost of your machinery expenses is split into the two following lines.



**Line 8212 — Gasoline, diesel fuel, and oil**

Enter the total amount of fuel and lubricant expenses you incurred for your machinery.

**Line 8232 — Repairs, licences, and insurance**

Enter the total amount of repair, licence fee, and insurance premium expenses you incurred for your machinery.

**Line 8213 — Other insurance**

Enter the total amount of business-related insurance premiums you incurred to insure your farm buildings, farm equipment (excluding machinery and motor vehicles), livestock, and business interruption. Also include your premiums for any private crop insurance, such as hail insurance. Do not include any premiums for a farm support program. See line 8210 in this chapter for details.

In most cases, you cannot deduct the amounts to insure personal property such as your home or car. However, if you used the property in your farming business, you can deduct the business part of these costs.

For more details, see “Line 8235 — Business-use-of-home expenses” on page 26, and “Line 8218 — Motor vehicle expenses” on this page.

In most cases, you cannot deduct your life insurance premiums. For more details, contact your income tax office.

**Line 8214 — Interest**

Enter the total amount of interest you paid on money you borrowed to earn farm income, such as interest on a loan you used to buy a baler. However, do not include the interest on money you borrowed to buy a passenger vehicle used in your farming business. Include this amount on “Line 8218 — Motor vehicle expenses,” as explained in the following section.

You might incur interest expenses for a property that you used for farming business purposes, but which you have stopped using for such purposes because you are no longer in business. Generally, these expenses are no longer deductible as business expenses. However, you may be able to deduct some of these expenses for property for which the use has changed after 1993. For more information, contact your income tax office.

Do not deduct the principal part of loan or mortgage payments, or interest on money you borrowed for personal purposes, or to pay overdue income taxes.

**Line 8218 — Motor vehicle expenses**

Enter the total amount of motor vehicle expenses, excluding the capital cost allowance (CCA). See line 8207 in this chapter for details on CCA.

The kind of vehicle you own can affect the expenses you can deduct. For income tax purposes, there are three types of vehicles you should know about. They are:

- motor vehicles;
- automobiles; and
- passenger vehicles.

If you owned or leased a passenger vehicle, there may be a limit on the amounts you can deduct for capital cost allowance (CCA), interest, and leasing costs. We cover the CCA limits in Chapter 3. You will find the limits on interest and leasing costs later in this section.

A **motor vehicle** is any automotive vehicle for use on streets or highways.

An **automobile** is a motor vehicle that is designed or adapted mainly to carry passengers on streets and highways, and seats no more than the driver and eight passengers. However, an automobile does not include:

- an ambulance;
- a motor vehicle you acquired that, for more than 50% of the distance travelled, it was used as a taxi, a bus to transport passengers, or a hearse in a funeral business;
- a motor vehicle you acquired to sell, rent, or lease in a motor vehicle sales, rental, or leasing business;
- a motor vehicle (except a hearse) you acquired to use in a funeral business to transport passengers;
- a van, pick-up truck, or similar vehicle that seats no more than the driver and two passengers that, in the tax year you acquired it, more than 50% of the distance travelled, was for the transport of goods or equipment to earn income;
- a van, pick-up truck, or similar vehicle that, in the tax year you acquired it, 90% or more of the distance travelled, was for the transportation of goods, equipment, or passengers to earn income.

A **passenger vehicle** is any automobile you bought after June 17, 1987, or that you leased under an agreement you entered, extended, or renewed after June 17, 1987.

An automobile you bought or leased under the terms of a written agreement you entered before June 18, 1987, is not a passenger vehicle.

**Business use of a motor vehicle**

If you used your motor vehicle for personal and business reasons, you can deduct the part of your expenses that is for farming business use. Farming business use includes such things as trips to pick up parts and farm supplies, or to deliver grain. If you did not live on your farm, the travel between the farm and your home was not business travel.

Keep a record of the total kilometres you drive and the kilometres you drive for farming business use. Also, keep track of what it costs you to run and maintain the motor vehicle for the year.

**Example**

Gilbert's farming business has a December 31 year-end. He owns a truck that is not a passenger vehicle. He uses the truck to pick up supplies and equipment. Gilbert wrote down the following for 1994:

Farming business kilometres	27,000 km
Total kilometres	30,000 km
Gasoline and oil	\$ 3,500
Repairs and maintenance	500
Insurance	1,000
Interest (on loan to buy truck)	1,900
License and registration fees	100
Total expenses for the truck	<u>\$ 7,000</u>

This is how Gilbert determines the motor vehicle expenses he can deduct in 1994:

$$\frac{27,000 \text{ (farming business kilometres)}}{30,000 \text{ (total kilometres)}} \times \$7,000 = \$6,300$$

Gilbert can deduct \$6,300 as motor vehicle expenses in 1994.

### Interest on the money you borrow for a passenger vehicle

When you used a passenger vehicle to earn farm income, there is a limit on the amount of interest you can deduct.

Whether you use the cash or accrual method to determine your income, complete the following chart to calculate the interest you can deduct. If you used your passenger vehicle for both personal and farming business use, complete the chart before you determine how much interest you can deduct as an expense.

#### Interest chart

Write down the total interest paid (cash method) or payable (accrual method) in the year \$ \_\_\_\_\_ A

\$ \_\_\_\_\_ \*  $\times$   $\frac{\text{the number of days in the year for which interest was paid or payable}}{\text{year}}$  \$ \_\_\_\_\_ B

Your available interest expense is either A or B, whichever amount is less.

\* For passenger vehicles bought before September 1, 1989, use \$8.33. For passenger vehicles you buy after August 31, 1989, use \$10.00.

### Example

Lisa's farming business has a December 31 year-end. In March 1992, she bought a new passenger vehicle that she uses for both personal and business use. Lisa borrowed money to buy the vehicle and the interest she paid in 1994 was \$2,200.

Since the car Lisa bought is a passenger vehicle, there is a limit on the interest she can deduct. Lisa's available interest is either of these two amounts, whichever is less:

- \$2,200 (the total interest she paid in 1994); and
- \$3,650 (\$10.00  $\times$  365 days).

Since Lisa bought the passenger vehicle after August 31, 1989, she uses the \$10 rate.

Lisa wrote down the following for 1994:

Farming business kilometres	20,000 km
Total kilometres	25,000 km

Gasoline and oil	\$ 2,000
Repairs and maintenance	1,000
Insurance	1,900
Interest (on loan to buy vehicle)	2,200
License and registration	60
Total vehicle expenses	<u>\$ 7,160</u>

Here is how Lisa determines the motor vehicle expenses she can deduct in 1994:

$$\frac{20,000 \text{ (farming business kilometres)}}{25,000 \text{ (total kilometres)}} \times \$7,160 = \$5,728$$

Lisa can deduct \$5,728 as motor vehicle expenses in 1994.

### Leasing costs for a passenger vehicle

There is a limit on the leasing costs you can deduct as an expense if you leased a passenger vehicle to use in a farming business. Complete the following workchart to determine your available leasing costs.

#### Eligible Leasing Costs Chart for Passenger Vehicles

Enter the total lease charges you paid (cash method) or that was payable (accrual method) for the vehicle in your 1994 fiscal period \$ \_\_\_\_\_ A

Enter the total lease payments you deducted for the vehicle before your 1994 fiscal period \$ \_\_\_\_\_ B

Enter the total number of days you leased the vehicle in your 1994 and previous fiscal periods \_\_\_\_\_ C

Enter the manufacturer's list price \$ \_\_\_\_\_ D

Enter the amount of line D and (\$28,235 + GST and PST on \$28,235), whichever is more \$ \_\_\_\_\_  $\times$  85% = \$ \_\_\_\_\_ E

$[(\$650 + \text{GST and PST on } \$650) \times \text{line C}] - \text{line B}$   
30 \$ \_\_\_\_\_ F

$[(\$24,000 + \text{GST and PST on } \$24,000) \times \text{line A}]$   
line E \$ \_\_\_\_\_ G

Available leasing cost: line F or line G, whichever amount is less \$ \_\_\_\_\_

#### Note

If you entered into a lease agreement for a passenger vehicle **after August 31, 1989, and before January 1, 1991**, make the following changes to the chart:

- On line D, include the PST you would have paid on the list price of the vehicle.
- On line E, do not add any GST and PST to \$28,235.
- On line F, do not add any GST and PST to \$650.
- On line G, do not add any GST and PST to \$24,000.

If you entered into a lease agreement for a passenger vehicle **before September 1, 1989**, make the following changes to the chart:

- On line D, include the PST you would have paid on the list price of the vehicle.
- On line E, use \$23,529 instead of \$28,235 + GST + PST.
- On line F, use \$600 instead of \$650 + GST + PST.
- On line G, use \$20,000 instead of \$24,000 + GST + PST.

**Joint ownership of a passenger vehicle**

If you and someone else owned or leased the same passenger vehicle, the limits on CCA, interest, and leasing costs still apply. The amount you can deduct as joint owners cannot be more than the amount one person owning or leasing the passenger vehicle could deduct. Each of you has to claim expenses in proportion to your share of the passenger vehicle.

**More than one vehicle**

If you used more than one motor vehicle for your farming business, keep a separate record that shows the total kilometres and farming business kilometres you drove, and the cost to run and maintain each vehicle. Calculate each vehicle's expenses separately.

For more details on motor vehicle expenses, see Interpretation Bulletin IT-521, *Motor Vehicle Expenses Claimed by Self-Employed Individuals*.

**Line 8219 — Office expenses**

Enter the total amount of office expenses, such as stationery, invoices, receipt and accounting books, and any other operating supplies.

**Legal and accounting fees**

In most cases, you can deduct legal fees you incurred for your farming business. Also, you can deduct any accounting or bookkeeping fees you incurred to have someone maintain your books and records, and prepare your income tax return and GST returns.

If you incurred accounting and legal fees to file an appeal against your assessment for income tax, Canada Pension Plan or Quebec Pension Plan contributions, or Unemployment Insurance premiums, deduct these fees on line 232 of your income tax return. You should subtract any reimbursement from the applicable fees, and enter the result on line 232.

If you received a reimbursement in 1994 for these types of fees, which you deducted in a previous year, enter the amount of the reimbursement on line 130 of your income tax return.

Do not deduct any legal or other fees you incurred to buy property, such as land, buildings, and equipment. Add these fees to the adjusted cost base of the property.

For more details, see Interpretation Bulletin IT-99, *Legal and Accounting Fees*.

**Line 8221 — Property taxes**

Enter the total amount of land, municipal, and realty taxes you incurred during your 1994 fiscal period.

If you are repaying a loan for land drainage through your property tax payments to your township, you cannot include the amount you repaid as part of your property tax expense.

**Line 8222 — Rent (land, buildings, pasture)**

Enter the total amount of rent expenses you incurred for land, buildings, and pasture you used for your farming business.

If you farmed on a sharecrop basis and paid your landlord a share of the crop, you can do **one** of the following:

- To your income, add the fair market value of the crops you gave your landlord. Deduct the same amount as an expense. See page 22 for the definition of fair market value.
- Do not include the amount in income, and do not deduct the amount as an expense.

**Line 8223 — Salaries, wages and benefits**

Enter the total amount of gross wages you paid to your employees. Include the cost of board for hired help. However, do not include the cost of board for dependants.

As the employer, you also include in this total your share of the Canada Pension Plan or Quebec Pension Plan contributions and Unemployment Insurance premiums. Do not deduct the amounts you withheld from your employees, since you already deducted them in the amount you claimed as wages.

Keep a detailed record of the amounts you paid to each employee and the employee's name, address, and social insurance number.

You can deduct the wages you paid to your child, as long as you meet **all** these conditions:

- you paid the salary;
- the work your child did was necessary for you to earn farm income; and
- the salary was reasonable when you consider your child's age, and the amount paid is what you would have paid someone else.

Keep documents to support the salary you paid to your child. If you paid your child by cheque, keep the cancelled cheque. If you paid cash, have your child sign a receipt.

You may have paid wages in kind to your child. For example, you may have given your child livestock or grain instead of cash, and deducted the wages as an expense. If you did this:

- your child includes in income the value of the livestock or grain; and
- you include the same amount in your gross sales for the year.

Your **children** include:

- your natural child, your adopted child, or your spouse's child;
- your grandchild or great-grandchild;

- your child's spouse; or
- a person who, while under the age of 19, was in your custody and control and was wholly dependent on you for support.

You can also deduct wages you paid to your spouse, as long as you follow the same rules, and your spouse is not a partner. If you were a member of a partnership that employed your spouse, the partnership can deduct your spouse's wages if the expense was incurred to earn farming business income, and the wages were reasonable.

The term "spouse" applies to a legally married spouse and a common-law spouse. A common-law spouse is a person of the opposite sex who, at that particular time, was living with you in a common-law relationship, and:

- is the natural or adoptive parent (legal or in fact) of your child; or
- had been living with you for at least 12 continuous months, or had previously lived with you in such a relationship for at least 12 continuous months (when you calculate the 12 continuous months, include any period of separation of less than 90 days).

Once either of these two situations applies, we consider you to have a common-law spouse, except for any period that you were separated for 90 days or more due to a breakdown in the relationship.

You have to complete a T4 Summary as well as the related T4 Supplementary slips. On the T4 Supplementary slips, report the salary, wages, and taxable benefits you paid to your employees, children, or spouse. Also show the amounts of deductions you withheld.

For more details on wages and how to complete the T4 Summary, see the *Employers' Guide to Payroll Deductions, Basic Information*. You can get the guide from your income tax office.

### **Memberships and subscriptions**

Enter the total amount of fees you incurred for memberships in farming organizations and for subscriptions to materials for farming.

### **Line 8226 — Custom or contract work and machinery rental**

Enter the expenses you incurred for custom and contract work, and machinery rental. For example, you could have had a contract with someone who cleaned, sorted, graded, and sprayed the eggs your hens produced, or someone who had the facilities to age the cheese you produced. You could have also contracted someone to do your harvesting, combining, or crop dusting.

### **Line 8227 — Electricity**

You can deduct only the part of these costs that relates to your farming business. To determine the part you can deduct, keep a separate record of the amounts that apply to the farmhouse, and to other farm properties.

For example, the farming business part of your electricity expense will depend on how much electricity you used for

the barns and shops. Since the electricity for the farmhouse is a personal expense, you cannot deduct it unless you meet the conditions we explain in the section called "Line 8235 — Business-use-of-home expenses" on page 26.

Do not include on your statement of farming activities the electricity expense for a house that you rented to someone else. This is a rental expense, which you enter on a separate statement (Form T776, *Statement of Real Estate Rentals*). You can get this form from the income tax guide called *Rental Income*, which you can obtain from your income tax office.

### **Line 8228 — Feed, supplements, straw, and bedding**

Enter the total amount of the expenses you incurred for feed, supplements, straw, and bedding you purchased for your farming business. You cannot deduct the value of the feed, straw, or bedding you grew.

### **Line 8229 — Fertilizers and lime**

Enter the total expenses you incurred in your 1994 fiscal period for fertilizers and lime you used in your farming business.

### **Line 8230 — Heating fuel**

Enter the total expenses you incurred for natural gas, coal, or oil to heat farm buildings, fuel for curing tobacco, crop drying, or greenhouses. Include expenses you incurred for electric heating in the total on line 8227.

You can deduct only the part of these costs that relates to your farming business. To determine the part you can deduct, keep a separate record of the amounts you paid for the farmhouse and for other farm properties.

For example, the amount of the farming business part of your heating fuel expense will depend on how much heating fuel you used for the barns and shops. Since the heating fuel for the farmhouse is a personal expense, you cannot deduct it unless you meet the conditions we explain in the section called "Line 8235 — Business-use-of-home expenses" on page 26.

Do not include on your statement of farming activities the heating fuel expenses for a house that you rented to someone else. This is a rental expense, which you enter on a separate statement (Form T776, *Statement of Real Estate Rentals*). You can get this form from the income tax guide called *Rental Income*, which you can obtain from your income tax office.

### **Line 8231 — Livestock purchased**

Enter the total expenses you incurred for all livestock you purchased in your 1994 fiscal period.

### **Line 8233 — Pesticides (herbicides, insecticides, fungicides)**

Enter the total expenses you incurred for herbicides, insecticides, and fungicides you purchased in your 1994 fiscal period.

**Line 8234 — Seeds and plants**

Enter the total expenses you incurred for seeds and plants you purchased in your 1994 fiscal period. Do not include the cost of seeds and plants you used in your personal vegetable or flower garden.

**Insurance program overpayment recapture**

Enter the total amount of any insurance program overpayment recaptures you incurred in your 1994 fiscal period. You should receive a Form AGR-1 Supplementary slip identifying the amount of the recapture in box 17 of the slip.

**Line 8236 — Veterinary fees, medicine, and breeding fees**

Enter the total of the expenses you incurred for medicine for your animals, veterinary and breeding fees. Examples of such fees include the cost of artificial insemination, stud service and semen, embryo transplants, disease testing, and neutering or spaying.

**Line 8238 — Optional inventory adjustment included in 1993**

If you included an amount for the optional inventory adjustment (OIA) in your 1993 income, deduct the amount as an expense for 1994. See the explanation for line 8239 later in this chapter for further details on OIA.

**Line 8241 — Mandatory inventory adjustment included in 1993**

If you included an amount for the mandatory inventory adjustment (MIA) in your 1993 income, deduct the amount as an expense for 1994. See line 8240 later in this chapter for more details on MIA.

**Other expenses**

You may have other expenses that are not specifically covered on Form T2042. We explain some of these other expenses in the following paragraphs. Deduct these other expenses on these lines.

You can pay some of your expenses by having them deducted from your cash grain tickets or grain stabilization payments. These expenses include seed, feed, sprays, or fertilizers. You can deduct these expenses if you include in your income the gross amount of the grain sale or stabilization payment.

**Payment in kind**

If you made a payment in kind for a farming business expense, include the value of the payment in income. Deduct the value of the payment as an expense. For more details, see the definition on page 15.

**Leasing costs**

Deduct the lease payments you incurred in the year for property you used on your farm. If you lease a passenger vehicle, see "Line 8218 — Motor vehicle expenses" on page 17.

If you entered a lease agreement after April 26, 1989, you can choose to treat your lease payments as combined payments of principal and interest. However, you and the

person from whom you are leasing have to agree to treat the payments this way. In this case, we consider that:

- you have bought the property rather than leased it; and
- you have borrowed an amount equal to the fair market value of the leased property. We define "fair market value" on page 22.

You can deduct the interest part of the payment as an expense. You can also claim capital cost allowance (CCA) on the property. See Chapter 3 for details on CCA.

You can make this choice as long as the property qualifies and the total fair market value (FMV) of all the property which is subject to the lease is more than \$25,000. For example, a combine that you lease with a FMV of \$35,000 qualifies. However, office furniture and automobiles often do not.

To treat your lease this way, complete **one** of the following forms and file it with your income tax return for the year you make the lease agreement:

- Form T2145, *Election in Respect of the Leasing of Property*; or
- Form T2146, *Election in Respect of Assigned Leases or Subleased Property*.

If you and the person you are leasing from have agreed to this kind of lease arrangement, and you need these forms, or if you want more details, contact your income tax office.

**Small tools**

If a tool cost you less than \$200, deduct its full cost. If it cost you \$200 or more, add the cost to your capital cost allowance (CCA) schedule. See Chapter 3 for details.

**Advertising**

Deduct the cost of any advertising done for your farming business.

**Telephone expenses**

Do not deduct the basic monthly rate of your home telephone. However, you can deduct any farming business long-distance telephone calls you made on your home telephone.

If you have a separate telephone to use in your farming business and you use it for business calls only, you can deduct its basic monthly rate.

**Freight and trucking**

Deduct the expenses you incurred for delivery, shipping, trucking, or other distribution costs related to your farming business.

**Line 8207 — Capital cost allowance (CCA)**

Enter the total amount of capital cost allowance you calculate on all the eligible assets used in your farming operation. To calculate your CCA claim, use the charts found on pages 2 and 3 of Form T2042, *Statement of Farming Activities*. See Chapter 3 for details on how to complete these charts.

Do not include your annual allowance on eligible capital property in your CCA total. See Chapter 4 for details.

#### **Line 8246 — Allowance on eligible capital property**

We explain how to determine this allowance in Chapter 4.

#### **Line 8237 — Net income (loss) before adjustments**

Enter on this line the gross income minus the deductible expenses. If you are a member of a partnership, this amount is the net farming business income of all partners. If you have a loss, enter the amount in brackets.

#### **Line 8239 — Optional inventory adjustment included in 1994**

If you want to include an inventory amount in income, read this section. By using the optional inventory adjustment (OIA) you can include in your income an amount up to the fair market value of your inventory minus the mandatory inventory adjustment (MIA). The OIA applies to you only if you use the cash method. See the section below called "Line 8240 — Mandatory inventory adjustment included in 1994" for definitions of inventory and fair market value.

Unlike with the MIA, the inventory **does not** have to be purchased inventory. It is all the inventory you still have at the end of your 1994 fiscal period.

Enter the amount of your optional inventory adjustment on line 8239. You can deduct this amount as an expense in 1995.

#### **Line 8240 — Mandatory inventory adjustment included in 1994**

Read this section, even if you do not have to make the MIA. This section will show you how to determine the value of the farm inventory you bought and still have at the end of your 1994 fiscal period. You will need to know this value if you have to make the MIA in the future.

You have to make the MIA if all of the following apply to you:

- you use the cash method to report your income;
- you have a net loss on line 8237 of Form T2042, and it is not a restricted farm loss. See page 43 for details on restricted farm losses; and
- you bought inventory and still have it at the end of your 1994 fiscal period.

If you started your farming business after 1988, your MIA is one of these two amounts, whichever is less:

- the net loss on line 8237; or
- the value of the purchased inventory you still have at the end of your 1994 fiscal period. We tell you how to determine this value further in this chapter.

If you started your farming business before 1989, you can use one of two methods to determine your MIA. You can use either the fixed-dollar method or the elective method. We explain these methods below. However, if you choose the elective method, you have to tell us on your return that you are using this method. If you do not tell us, we will assume you are using the fixed-dollar method.

To calculate your MIA, you first have to complete Charts 1, 2, and 3 on pages 55 and 56. The next step is to use both methods to calculate your MIA before you decide which one to use. To do this, complete Chart 4 on page 56 for the fixed-dollar method, and Chart 5 on page 57 for the elective method. For more details, see Interpretation Bulletin IT-526, *Farming — Cash Method Inventory Adjustments*.

Enter the amount of your MIA on line 8240.

Note that in 1995, you will deduct from your farm income the MIA you add to your net loss in 1994.

#### **Note**

If you started your farming business before 1989 and you bought a specified animal in a non-arm's-length transaction, we consider that you bought the animal in the same year, and at the same price that the seller bought it. A non-arm's-length transaction is, for example, a transaction between members of a family, such as a husband and wife, or a parent and child.

#### **Definitions**

To value your inventory, you need to know the meaning of these terms.

**Inventory** is a group of items that a business holds that it intends to either consume, or sell to its customers.

Farm inventory includes such things as livestock, fertilizer, chemicals, feed, seed, and fuel. Seeds that you have already planted, and fertilizer or chemicals that you have already applied, are not part of your inventory.

**Purchased inventory** is inventory you have bought and paid for.

**Specified animals** are horses. You may also choose to treat cattle you registered under the *Animal Pedigree Act* as specified animals. To make this choice, put a note on your return saying you want to treat the animal this way. If you treat an animal on a tax return as a specified animal, we will continue to treat it this way until you sell it.

**Cash cost** is the amount you paid to purchase your inventory.

**Fair market value (FMV)** is generally the highest dollar value that you can get for your property in an open and unrestricted market between a willing buyer and a willing seller who are dealing at arm's length with each other. We define "non-arm's-length transaction," on page 28.

#### **Valuing your purchased inventory**

To value your purchased inventory, read the text that follows and the example of how to complete the MIA charts. On pages 55 to 57 of this guide, there are blank charts for you to use. Keep these charts as part of your records.

Except for specified animals, you have to value any purchased inventory you bought in or before your 1994

fiscal period at one of the following amounts, whichever is less:

- the cash cost; or
- the fair market value.

To determine which amount is less, separately compare each item or group of items in the inventory.

Value the specified animals you bought in your 1994 fiscal period and still have at the end of the period at any one of these amounts:

- the cash cost;
- 70% of the cash cost; or
- any amount between these two amounts.

Value specified animals you bought before your 1994 fiscal period that you still have at the end of your 1994 fiscal period at any one of these amounts:

- the cash cost;
- 70% of:
  - the total value of the specified animals as determined at the end of your 1993 fiscal period; plus
  - any amounts paid in your 1994 fiscal period toward the purchase price; or
- any amount between these two amounts.

**Example**

Fern's farming business has a December 31 year-end. He started farming in 1988 and uses the cash method to report his income. Fern shows a net loss of \$55,000 on line 8237, which is not a restricted farm loss. Fern has purchased inventory at the end of his 1994 fiscal period. This means he has to decrease his net loss by the MIA. Fern made a chart for the cash cost of his purchased inventory at the end of his 1994 fiscal period.

**Livestock**

Year of purchase	Cost of purchase	Amount Fern paid by the end of his 1994 fiscal period
1994	\$30,000	\$25,000
1993	\$26,000	\$26,000*
1992	\$22,000	\$22,000
1991	\$20,000	\$20,000

\* For livestock bought in his 1993 fiscal period, Fern paid \$19,000 in 1993 and \$7,000 in 1994.

Fern's other inventory is fertilizer, seed, and fuel. The cash cost and fair market value for this inventory is the same amount. Its value is as follows:

Bought in his 1994 fiscal period	\$15,000
Bought in his 1993 fiscal period	\$ 6,000
Bought in his 1992 fiscal period	\$ 5,000

At the end of his 1994 fiscal period, Fern did not have any other inventory that he bought before his 1992 fiscal period.

Fern has registered his livestock under the *Animal Pedigree Act*. He wants to treat these animals as specified animals. Fern completes Chart 1 as follows:

<b>Chart 1</b>	
<b>Cash cost of purchased inventory</b>	
Fern's enters the amount he paid by the end of his 1994 fiscal period for the specified animals he bought.	
Fiscal period	Cash cost
• in his 1994 fiscal period	<u>\$25,000</u> A
• in his 1993 fiscal period	<u>\$26,000</u> B
• in his 1992 fiscal period	<u>\$22,000</u> C
• in his 1991 fiscal period	<u>\$20,000</u> D
• in his 1990 fiscal period	<u>\$ 0</u> E
• in his 1989 fiscal period	<u>\$ 0</u> F
• before his 1989 fiscal period	<u>\$ 0</u> G
Fern enters the amount he paid by the end of his 1994 fiscal period for all other inventory he bought:	
• in his 1994 fiscal period	<u>\$15,000</u> H
• in his 1993 fiscal period	<u>\$ 6,000</u> I
• in his 1992 fiscal period	<u>\$ 5,000</u> J
• in his 1991 fiscal period	<u>\$ 0</u> K
• in his 1990 fiscal period	<u>\$ 0</u> L
• in his 1989 fiscal period	<u>\$ 0</u> M
• before his 1989 fiscal period	<u>\$ 0</u> N

Fern now knows the cash cost of his purchased inventory, including his specified animals. He uses these amounts to calculate the value of his purchased inventory at the end of his 1994 fiscal period. To do this, he completes Charts 2 and 3 as follows:

<b>Chart 2</b>	
<b>Value of purchased inventory for specified animals</b>	
The small letter in front of each line matches the paragraphs at the end of this chart. These paragraphs explain how Fern calculates the number on each line.	
<b>Inventory bought in his 1994 fiscal period</b>	
Fern enters an amount that is not more than the amount on line A but not less than 70% of this amount .....	(a) <u>\$20,000</u> O
<b>Inventory bought in his 1993 fiscal period</b>	
Fern enters an amount that is not more than the amount on line B but not less than 70% of the total of the value at the end of his 1993 fiscal period plus any amounts he paid in his 1994 fiscal period toward the purchase price .....	(b) <u>\$14,210</u> P
<b>Inventory bought in his 1992 fiscal period</b>	
Fern enters an amount that is not more than the amount on line C but not less than 70% of the total of the value at the end of his 1993 fiscal period plus any amounts he paid in his 1994 fiscal period toward the purchase price .....	(c) <u>\$ 7,546</u> Q
<b>Inventory bought in his 1991 fiscal period</b>	
Fern enters an amount that is not more than the amount on line D but not less than 70% of the total of the value at the end of his 1993 fiscal period plus any amounts he paid in his 1994 fiscal period toward the purchase price .....	(d) <u>\$ 4,802</u> R
<b>Inventory bought in his 1990 fiscal period</b> .....	
	(e) <u>\$     0</u> S
<b>Inventory bought in his 1989 fiscal period</b> .....	
	(e) <u>\$     0</u> T
<b>Inventory bought before his 1989 fiscal period</b> .....	
	(e) <u>\$     0</u> U

- (a) Fern chose \$20,000, which is between the cash cost of \$25,000 and \$17,500 (70% of the cash cost).
- (b) Fern chose to value the inventory he bought in his 1993 fiscal period at 70% of the cash cost. Therefore, the value of this inventory at the end of his 1993 fiscal period was \$13,300 (\$19,000 × 70%). Remember, Fern paid \$19,000 for these specified animals in 1993. He paid \$7,000 in 1994.

For his 1994 fiscal period, Fern chose to value the inventory he bought in his 1993 fiscal period at 70% of the total of the value at the end of the 1993 fiscal period plus any amounts he paid in the 1994 fiscal period toward the purchase price. Therefore, the amount he enters on line P is \$14,210 (70% × (\$13,300 + \$7,000)). He could choose any amount between the cash cost of \$26,000 and the lowest acceptable inventory value of \$14,210.

- (c) Fern chose to value the inventory he bought in his 1992 fiscal period at 70% of the cash cost. Therefore, the value of this inventory at the end of his 1992 fiscal period was \$15,400 (\$22,000 × 70%).

For his 1993 fiscal period, Fern chose to value the inventory he bought in his 1992 fiscal period at 70% of the total of the value at the end of his 1992 fiscal period. Therefore, the value of this inventory at the end of his 1993 fiscal period was \$10,780 (\$15,400 × 70%).

For his 1994 fiscal period, Fern chose to value the inventory he bought in his 1992 fiscal period at 70% of the total of the value at the end of his 1993 fiscal period. Therefore, the amount he enters on line Q is \$7,546 (\$10,780 × 70%). He could choose any amount between the cash cost of \$22,000 and the lowest acceptable inventory value of \$7,546.

- (d) Fern chose to value the inventory he bought in his 1991 fiscal period at 70% of the cash cost. Therefore, the value of this inventory at the end of his 1991 fiscal period was \$14,000 (\$20,000 × 70%).

For his 1992 fiscal period, Fern chose to value the inventory he bought in his 1991 fiscal period at 70% of the total of the value at the end of his 1991 fiscal period. Therefore, the value of this inventory at the end of his 1992 fiscal period was \$9,800 (\$14,000 × 70%).

For his 1993 fiscal period, Fern chose to value the inventory he bought in his 1991 fiscal period at 70% of the total of the value at the end of his 1992 fiscal period. Therefore, the value of this inventory at the end of his 1993 fiscal period was \$6,860 (\$9,800 × 70%).

For his 1994 fiscal period, Fern chose to value the inventory he bought in his 1991 fiscal period at 70% of the total of the value at the end of his 1993 fiscal period. Therefore, the amount he enters on line R is \$4,802 (\$6,860 × 70%). He could choose any amount between the cash cost of \$20,000 and the lowest acceptable inventory value of \$4,802.

- (e) Fern had not purchased any specified animals before his 1991 fiscal period.



<b>Chart 3</b>	
<b>Value of purchased inventory for all other inventory</b>	
<b>Inventory bought in his 1994 fiscal period</b>	
Fern enters the amount on line H or the fair market value, whichever is less . . . . .	<u>\$15,000</u> V
<b>Inventory bought in his 1993 fiscal period</b>	
Fern enters the amount on line I or the fair market value, whichever is less . . . . .	<u>\$ 6,000</u> W
<b>Inventory bought in his 1992 fiscal period</b>	
Fern enters the amount on line J or the fair market value, whichever is less . . . . .	<u>\$ 5,000</u> X
<b>Inventory bought in his 1991 fiscal period</b>	
Fern enters the amount on line K or the fair market value, whichever is less . . . . .	<u>\$     0</u> Y
<b>Inventory bought in his 1990 fiscal period</b>	
Fern enters the amount on line L or the fair market value, whichever is less . . . . .	<u>\$     0</u> Z
<b>Inventory bought in his 1989 fiscal period</b>	
Fern enters the amount on line M or the fair market value, whichever is less . . . . .	<u>\$     0</u> AA
<b>Inventory bought before his 1989 fiscal period</b>	
Fern enters the amount on line N or the fair market value, whichever is less . . . . .	<u>\$     0</u> BB

Since Fern started farming before 1989, he can use either the fixed-dollar method or the elective method to calculate his MIA. Before he decides which method to use, Fern uses both methods to determine his MIA. He completes Charts 4 and 5 as follows:

<b>Chart 4</b>	
<b>Fixed-dollar method</b>	
Fern enters the amount of his net loss from line 8237 of Form T2042 . . . . .	<u>\$55,000</u> CC
Fern enters the value of his inventory from Charts 2 and 3:	
• the amount on line O	\$20,000
• the amount on line P	14,210
• the amount on line Q	7,546
• the amount on line R	4,802
• the amount on line S	0
• the amount on line T	0
• the amount on line U	0
• the amount on line V	15,000
• the amount on line W	6,000
• the amount on line X	5,000
• the amount on line Y	0
• the amount on line Z	0
• the amount on line AA	0
• the amount on line BB	<u>0</u>
Total value of inventory	\$72,558 <u>\$72,558</u> DD
Fern enters the amount on line CC or line DD, whichever is less . . . . .	<u>\$55,000</u> EE
Fern deducts . . . . .	<u>2,500</u> *
MIA (if negative, enter "0") . . . . .	<u>\$52,500</u> FF
* Since Fern's 1994 fiscal period starts in 1994, he uses \$2,500. If his 1994 fiscal period began in 1993, he would use \$5,000.	
If Fern's fiscal period was shorter than 51 weeks, he would prorate as follows:	
	number of days in his fiscal period
\$2,500 (amount he deducts) ×	365

**Chart 5**  
**Elective method**

If Fern was a member of a partnership, all the partners would have to agree to use this method.

Fern enters the amount of his net loss from line 8237 of Form T2042 ..... \$55,000 GG

Fern enters the value of his inventory from Charts 2 and 3:

• the amount on line O	\$20,000		
• the amount on line P	14,210		
• the amount on line Q	7,546		
• the amount on line R	4,802		
• the amount on line S	0		
• the amount on line T	0		
• the amount on line V	15,000		
• the amount on line W	6,000		
• the amount on line X	5,000		
• the amount on line Y	0		
• the amount on line Z	0		
• the amount on line AA	<u>0</u>		
Total .....	<u>\$72,558</u>	<u>\$72,558</u>	HH

Since Fern had no inventory from before 1991, the MIA in this example would be either the amount on line GG or the amount on line HH, whichever is less.

With the fixed-dollar method, Fern's MIA is \$52,500. With the elective method, Fern's MIA is \$55,000.

Fern has to reduce his net loss by at least \$52,500. However, he can reduce his net loss by \$55,000 if he chooses.

Whatever MIA Fern chooses for 1994, he will have to deduct the same amount from his farm income in 1995.

**Your share of line (c)**

On this line show your share of the total of line 8237, line 8239 and line 8240. This is the amount left after you subtract the amounts the other partners are responsible for reporting. In the chart called "Details of other partners" on page 4 of Form T2042, show the full names and addresses of the other partners, as well as a breakdown of their shares of the income and their percentages of the partnership.

**Other amounts deductible from your share of net partnership income (loss)**

Enter the total of any extra expenses you incurred to earn your share of the partnership income (loss), such as the farming business portion of allowable motor vehicle expenses. Claim these amounts only if the partnership did not repay you for them. You can also claim any other deductible amounts. The limits discussed in this chapter also apply to these expenses. Furthermore, these expenses

must not have been claimed anywhere else on Form T2042.

You can use the chart on page 4 of Form T2042 to list these amounts.

**Line 8235 — Business-use-of-home expenses**

You can deduct expenses for the farming business use of a work space in your home, as long as you meet **one** of these conditions:

- it is your principal place of business; or
- you use the space only to earn your farming business income, and you use it on a regular and ongoing basis to meet your clients or customers.

You can deduct a portion of your maintenance costs, such as heating, home insurance, electricity, and cleaning materials. You can also deduct a portion of your property taxes, mortgage interest, and capital cost allowance. To calculate the portion you can deduct, use a reasonable basis, such as the area of the work space divided by the total area.

The capital gain and recapture rules will apply if you deduct capital cost allowance on the business-use part of your home and you later sell your home. See Chapters 6 and 3 for more information about these rules.

If you rent your home, you can deduct the portion of the rent and any expenses you incur that relate to the work space.

The amount you can deduct for business-use-of-home expenses cannot be more than your net income from the farming business before you deduct these expenses. In other words, you cannot use these expenses to increase or create a business loss.

You can deduct whichever of the following amounts is less:

- any amount you carry forward from 1993, plus the business-use-of-home expenses you incur in 1994; or
- the income amount at line (c) on Form T2042.

In a future year, you can use any expense you could not deduct in 1994, as long as you meet one of the two previous conditions. You also use the same rules.

You can use the chart on page 4 of Form T2042 to calculate your allowable claim for business-use-of-home expenses.

For more details, see Interpretation Bulletin IT-514, *Work Space in Home Expenses*.

**Line 8244 — Restricted farm loss**

If you have a net farm loss and farming is not your chief source of income, you may only be able to deduct part of your loss. See the details on restricted farm losses on page 43 in Chapter 5.

If you determine that you can only deduct part of your farming loss, enter the deductible portion on line 8243, and the restricted portion on line 8244.

**Line 8243 — Your net income (loss)**

Enter your net farm income or loss on line 141 of your income tax return. If you have a loss, enter the amount in brackets.

**Details of equity** (chart on page 4 of Form T2042)

This chart contains three lines that are optional, even though they contain a numbered black box on the form. If you are a member of a partnership that has to file a Form T5013 Summary, *Partnership Information Return*, do not complete this section.

**Line 8313 — Total business liabilities**

A liability is a debt or obligation of a business. Total business liabilities is the total of all amounts your farming business owes at the end of its fiscal period. This includes accounts payable, notes payable, taxes payable, unpaid salaries, wages and benefits, interest payable, deferred or unearned revenues, loans payable, mortgages payable, or any other outstanding balance.

**Line 8400 — Drawings in 1994**

A drawing is any withdrawal of cash, or other assets and

services of a business by the proprietor or partners. This includes such transactions by the proprietor or partners (or family members) as withdrawing cash for non-business use, and using business assets and services for personal use.

**Line 8401 — Capital contributions in 1994**

A capital contribution is an addition of cash or other assets to the farming business you made during its fiscal period. This includes adding personal funds to the business account, paying business debts with personal funds, and transferring personal assets to the farming business.

**Details of other partners** (chart on page 4 of Form T2042)

If you are a member of a partnership that does **not** have to file a Form T5013 Summary, *Partnership Information Return*, (see Chapter 1 for these requirements), you have to complete the chart called "Details of other partners" on your Form T2042.

If you are a member of a partnership that **has** to file a Form T5013 Summary, you do not have to complete this chart.

## Chapter 3 Capital Cost Allowance (CCA)

**What is capital cost allowance?**

You might acquire a depreciable property, such as a building, machinery or equipment, to use in your farming business. You cannot deduct the cost of the property when you calculate your net farming income for the year. However, since these properties wear out or become outdated over time, you can deduct their cost over a period of several years. The deduction for this is called capital cost allowance (CCA).

As an individual, you base your CCA claim on your fiscal period, and not the calendar year. The amount of CCA you can claim depends on the type of property you own, and the date you acquired it. You group the depreciable property you own into classes. A different rate of CCA applies to each class. The section called "Part II — Common properties" on page 32, describes the most common classes of depreciable property. We list most of the classes of depreciable property and the rates for each class in the section called "Capital cost allowance (CCA) rates" on page 52.

There are a few other things you should know about CCA:

- For the most part, use the declining balance method to calculate your CCA. This means that you claim CCA on the capital cost of the property minus the CCA you claimed in previous years, if any. The remaining balance declines over the years as you claim CCA.
- Certain types of equipment, especially computer equipment and some office communication and electronic equipment can become outdated before you can fully deduct their cost for income tax purposes. This includes

photocopiers and fax machines. You can place such property in a separate class for CCA purposes. For more information, see the heading "Electronic office equipment — Classes 8 (20%) and 10 (30%)" on page 33.

- In the year you acquire a depreciable property, you can usually claim CCA only on one-half of your net additions to a class. We explain this "50% rule" in the section called "Column 6 — Adjustment for current year additions" on page 32. The available for use rules may also affect the amount of CCA you can claim. See the definition of "Available for use" on page 28.
- You cannot claim CCA on most land or on living things such as trees, shrubs, or animals. However if you receive income from a quarry, sand or gravel pit, or a woodlot, you can claim a type of allowance known as a depletion allowance. For more details about quarries, pits, and woodlots, read Interpretation Bulletins IT-373, *Farm Woodlots and Tree Farms*, and its Special Release and IT-492, *Capital Cost Allowance — Industrial Mineral Mines*.
- You do not have to claim the maximum amount of CCA in any given year. You can claim any amount you like, from zero to the maximum allowed for the year. For example, if you do not have to pay income tax for the year, you may not want to claim CCA. Claiming CCA reduces the amount of CCA available to you for future years.
- If you claim CCA, and you later dispose of the property, you may have to add an amount to your income as a recapture of CCA. Alternatively, you may be able to deduct an additional amount from your income as a

terminal loss. For more information, see the section called "Column 5 — UCC after additions and dispositions" on page 31.

- If you are a member of a partnership that provides you with a Form T5013 Supplementary, *Statement of Partnership Income*, you cannot personally claim CCA. The T5013 slip you receive will have already allocated to you a share of the partnership's CCA on the depreciable property.
- If you used depreciable property in your 1994 fiscal period that you used in your farming business before January 1, 1972, complete Area E — Part XVII properties on page 3 of Form T2042. You may want to read Information Circular 86-5, *Part XVII — Capital Cost Allowance, Farming and Fishing*, for information on how to claim CCA on that property. For more details, contact your income tax office.

### You were asking...?

- Q. How do I determine my CCA claim if I start a farming business and my first fiscal period is from June 1, 1994, to December 31, 1994?
- A. If your fiscal period is less than 365 days, you have to prorate your CCA claim. Calculate your CCA using the rules we discuss in this chapter. However, base your CCA claim on the number of days in your fiscal period compared to 365 days.
- In your case, your fiscal period is 214 days. Suppose you calculate your CCA to be \$3,500. The amount of CCA you can claim is \$2,052 ( $\$3,500 \times 214/365$ ).

### Definitions

To calculate your CCA claim, you will need to know the following terms.

#### Available for use

You can claim CCA on a depreciable property only when it becomes available for use.

**Property other than a building** becomes available for use on the earlier of:

- the date you first use it to earn income; and
- the date it is delivered to you and is capable of performing the function for which it was acquired.

#### Example

If you buy a tractor and the seller delivers it to you in your 1994 fiscal period, but it was not in working order until your 1995 fiscal period, you cannot claim CCA on it until 1995. However, if you buy a tractor and the seller delivers it to you in working order in your 1994 fiscal period, but you did not use it until your 1995 fiscal period, you can still claim CCA in 1994 because it was available for use.

A building that you bought, or are constructing, renovating, or altering, may be subject to different rules. For more details, contact your income tax office.

#### Capital cost

This is the amount on which you first claim CCA. The capital cost of a depreciable property is the total of:

- the purchase price (not including the cost of land, which is usually not depreciable — see the section called "Land" on page 30);
- the part of your legal, accounting, engineering, installation, and other fees that relate to the purchase or construction of the depreciable property (not including the part that applies to land);
- the cost of any additions or improvements you made to the depreciable property after you acquired it, provided you have not claimed these costs as a current expense; and
- for a building, soft costs (such as interest, legal and accounting fees, and property taxes) related to the period you are constructing, renovating, or altering the building.

### Depreciable property

This is any property on which you can claim CCA. You usually group depreciable properties into classes. For example, diggers, drills, and tools that cost \$200 or more belong to Class 8. You have to base your CCA claim on a rate assigned to each class of property.

We explain the more common classes of property in the section called "Part II — Common properties," on page 32. We also list most of the classes and their rates in the section called "Capital cost allowance (CCA) rates" on page 52. To determine the rate for depreciable property not listed, contact your income tax office.

### Fair market value (FMV)

Fair market value is generally the highest dollar value that you can get for your property in an open and unrestricted market between a willing buyer and a willing seller who are dealing at arm's length with each other.

### Non-arm's-length transaction

A non-arm's-length transaction is a transaction between parties who are related, such as members of a family. An example of a non-arm's-length transaction would be the sale of property between a husband and wife, or a parent and child.

### Proceeds of disposition

The proceeds of disposition are generally the sale price of a property. When you trade in a property to buy a new one, the value of the trade-in is your proceeds of disposition. The value of the trade-in for depreciable property cannot exceed its fair market value (FMV).

### Undepreciated capital cost (UCC)

The UCC is the amount remaining after you deduct CCA from the cost of a depreciable property. The CCA you claim each year reduces the UCC of the property.

### How do you make your claim?

Use Area E on page 3 of your Form T2042 to calculate your 1994 deduction for CCA, and any recaptured CCA and terminal losses. You can get information from other areas of Form T2042 for 1994, or from your Form T2041, *Capital Cost Allowance (CCA) Schedule for Self-Employed*

Persons, for 1993 (if you completed a Form T2041 for 1993) to help you complete the CCA chart for 1994:

- **Part XI properties (acquired after 1971)** (from your Form T2041 for 1993) — Take the figure in column 10, “UCC at the end of the year” for each class, and enter it in column 2 of Area E for each class for 1994.
- **Area A — Details of equipment additions in the year** (from page 2 of your Form T2042 for 1994) — Take the figure in column 5 for each class (**not** the total on line 8304) and enter it in column 3 of Area E for each class. There is an exception to this for property that you do not acquire at arm’s length. See the section called “Non-arm’s-length transaction” on page 28 for more information.
- **Area B — Details of building additions in the year** (from page 3 of your Form T2042 for 1994) — Take the figure in column 5 for each class (**not** the total on line 8306) and enter it in column 3 of Area E for each class. There is an exception to this for property that you do not acquire at arm’s length. See the section called “Non-arm’s-length transaction” on page 28 for more information.
- **Area C — Details of equipment dispositions in the year** (from page 3 of your Form T2042 for 1994) — Take the figure in column 5 for each class (**not** the total on line 8305) and enter it in column 4 of Area E for the each.
- **Area D — Details of building dispositions in the year** (from page 3 of your Form T2042 for 1994) — Take the figure in column 5 for each class (**not** the total on line 8307) and enter it in column 4 of Area E for each class.

You will find explanations on how to complete Areas A and B in the section called “Column 3 — Cost of additions in the year” on this page. You will find explanations on how to complete Areas C and D in the section called “Column 4 — Proceeds of dispositions in the year” on page 30.

### How to complete the charts to calculate your capital cost allowance claim

The remainder of this chapter is divided in three parts. Part I explains how to complete columns 1 through 10 of Area E. Part II provides information on the more common properties on which you can claim CCA. Part III provides more information on the following subjects:

- changing from personal to business use;
- personal use of property;
- grants and subsidies;
- non-arm’s-length transactions;
- election for property owned on February 22, 1994;
- special rules for dispositions of a building in 1994; and
- replacement property.

At the end of this chapter, you will find an example that sums up the rules for calculating CCA.

### Part I — How to complete columns 1 to 10 of Area E

This part explains how to complete each column of Area E for each class. It also explains how to complete each of Areas A, B, C, D, F and G. Enter the information for

each class on a separate line. The amounts in Areas A, B, C and D will help you complete the columns in Area E.

Special rules apply if you have decided to take advantage of the election concerning the \$100,000 capital gains exemption, as discussed in the section called “Proposed changes” on page 3. If so, you will have to include an amount in Columns 3 and 4 of Area E. For more information, see the sections called “Column 3 — Cost of additions in the year” on this page, and “Column 4 — Proceeds of dispositions in the year” on page 30, after you have completed Columns 1 and 2 of Area E.

#### Column 1 — Class number

Enter the class numbers of your properties in this column. If this is the first year you are claiming CCA, read the section called “Column 3 — Cost of additions in the year” before completing column 1. If you claimed CCA last year, you can get this information from last year’s Form T2041.

Generally, if you own several properties in the same CCA class, you combine the capital cost of all these properties in one class. You then enter the total in Area E.

We explain the more common classes of property in the section called “Part II — Common properties,” on page 32. We also list most of the classes and their rates in the section called “Capital cost allowance (CCA) rates” on page 52. To determine the rate for depreciable property not listed, contact your income tax office.

#### Column 2 — Undepreciated capital cost (UCC) at the start of the year

If this is the first year you are claiming CCA, skip column 2, and go to column 3. Otherwise, enter in column 2 the UCC for each class at the end of last year. If you completed Form T2041, *Capital Cost Allowance (CCA) Schedule for Self-Employed Persons* for 1993, you will find these amounts in column 10.

From your UCC at the start of 1994, subtract any investment tax credit you claimed or were refunded in 1993. Also subtract any 1993 investment tax credit you carried back to a year before 1993.

You may have received a GST input tax credit in 1994 for a passenger vehicle you used less than 90% of the time in your business. In this case, subtract the amount of the credit from your beginning UCC.

#### Note

In 1994, you may be claiming, carrying back, or getting a refund of an investment tax credit. If you still have depreciable property in the class, you have to adjust the UCC of the class to which the property belongs in 1995. To do this, subtract the amount of the credit from the UCC at the beginning of 1995. When there is no property left in the class, report the amount of the investment tax credit as income in 1995.

#### Column 3 — Cost of additions in the year

If you acquire or make improvements to depreciable property in the year, we consider them to be additions to the class in which the property belongs. Enter the details of

your 1994 additions on your Form T2042 as explained below. There is an exception to this for property that you do not acquire at arm's length. See the section called "Non-arm's-length transaction" on page 28 for more information.

If you have decided to take advantage of the election concerning the \$100,000 capital gains exemption, as discussed earlier, see the section called "Election — Property owned on February 22, 1994" on page 37, for information about how to calculate the capital cost to enter in Column 3 of Area A or B.

Enter in column 3 of Area E for each class, the figure from column 5 of each class in Areas A and B.

Where a chart asks for the personal portion of a property, this refers to the part that you use, separate from the part you use for business. For example, if you use in your business, 25% of the building in which you live, your personal portion is the other 75%.

Do not include the value of your own labour in the cost of a property you build or improve. Include the cost of surveying or valuing a property you acquire in the capital cost of the property. Remember that a property normally has to be available for use before you can claim CCA. See the definition of "available for use" on page 28.

You should also refer to the sections in Part III called "Changing from personal to business use" on page 35, and "Grants and subsidies" on page 36, to find out if any special situations apply in your case when you acquire property.

#### **Area A — Details of equipment additions in the year**

**Line 8304 — Total equipment additions in the year**  
List, in this chart, the details of all equipment, machinery or motor vehicles you acquired or improved in 1994. Group the equipment into the applicable classes, and put each class on a separate line. You will find information about classes on page 33.

Equipment includes a motor vehicle, machinery and equipment you acquire to use in your farming business.

Enter on line 8304 the total business portion of the cost of the equipment. You will find information about capital cost on page 28.

#### **Area B — Details of building additions in the year**

**Line 8306 — Total building additions in the year**  
List, in this chart, the details of all buildings you acquired or improved in 1994. Group the buildings into the applicable classes, and put each class on a separate line. You will find information about classes on page 33.

Enter on line 8306, the total business portion of the cost of the buildings. The cost includes the actual purchase price of the building, plus any related expenses that you should add to the capital cost of the building, such as legal fees, land transfer taxes, and mortgage fees. You will find information about capital cost on page 28.

#### **Note**

Completing the charts on Form T2042 will help you calculate your capital cost allowance (CCA) claim for 1994. Even if you are not claiming a deduction for CCA for 1994, complete the appropriate charts to show any additions during the year.

#### **Land**

Land is usually not depreciable property. Therefore, you cannot claim CCA on its cost. If you acquire a property that includes both land and a building, enter in column 3 of Area B only the cost of the building. To work out the building's capital cost, you have to split any fees that relate to the purchase of the property between the land and the building. Related fees may include legal and accounting fees.

Calculate the part of the related fees that you can include in the capital cost of the building as follows:

$$\frac{\text{building value}}{\text{total purchase price}} \times \begin{array}{l} \text{legal,} \\ \text{accounting,} \\ \text{or other} \\ \text{fees} \end{array} = \begin{array}{l} \text{the part of the fees} \\ \text{you can include in} \\ \text{the building's cost} \end{array}$$

You do not have to split a fee if it relates specifically to the land or the building. In this case, you would add the amount of the fee to the cost to which it relates, either the land or the building.

#### **Area F — Details of land additions and dispositions in the year**

**Line 8302 — Total cost of all land additions in the year**  
Enter the total cost of acquiring land in 1994. The cost includes the actual purchase price of the land, plus any related expenses that you should add to the capital cost of the land, such as legal fees, land transfer taxes, and mortgage fees.

You cannot claim capital cost allowance (CCA) on most land. Do **not** enter this amount in column 3 of Area E.

#### **Area G — Details of quota additions and dispositions in the year**

**Line 8308 — Total cost of all quota additions in the year**  
Enter the total cost of acquiring quotas in 1994.

#### **Column 4 — Proceeds of dispositions in the year**

Enter the details of your 1994 dispositions on your Form T2042, as explained below.

If you disposed of a depreciable property during 1994, enter in column 3 of the appropriate dispositions chart, whichever of the following amounts is less:

- your proceeds of disposition, minus any related expenses;  
or
- the capital cost of your depreciable property.

Your proceeds of disposition are usually the amount you receive, or that we consider you to have received, when you dispose of your depreciable property. This could include compensation you receive for depreciable property that someone destroys, expropriates, steals, or damages. Special rules may apply if you dispose of a building for

less than both its undepreciated capital cost and your capital cost. If this is the case, see "Special rules for disposing of a building in 1994" on page 38 for details.

#### Note

If you have made the election concerning the \$100,000 capital gains exemption, as discussed in the section called "Proposed changes" on page 3, you have to include the capital cost of the property in Column 3 of Area C or D, whichever applies.

If you dispose of a property in 1994 on which you made the election, you will have two transactions to report in Column 3 of Area C or D, whichever applies. Firstly, for the election, you will show the capital cost of the property. Secondly, for the actual disposition, you will show either the actual proceeds of disposition or the new capital cost of the property (as calculated in the chart on page 37) whichever is less.

Enter in column 4 of Area E for each class, the figure from column 5 of each class in Areas C and D.

Where a chart asks for the personal portion of a property, this refers to the part that you use personally, separate from the part you use for business. For example, if you use in your business, 25% of the building in which you live, your personal portion is the other 75%.

If you dispose of a depreciable property for more than its cost, you will have a capital gain. See Chapter 6 for details on capital gains. You cannot have a capital loss when you sell depreciable property. However, you may have a terminal loss. See the section called "Column 5 — UCC after additions and dispositions" on this page for an explanation of terminal losses.

#### Area C — Details of equipment dispositions in the year

**Line 8305 — Total equipment dispositions in the year**  
List, in this chart, the details of all equipment and motor vehicles you disposed of in 1994. Group the equipment into the applicable classes, and put each class on a separate line. You will find information about classes on page 32.

Enter on line 8305 the total business portion of the proceeds of disposition of the equipment and motor vehicles. You will find information about proceeds of disposition on page 28.

If all of the proceeds of disposition for the equipment and motor vehicles are not received in the year you dispose of them, see Interpretation Bulletin IT-236, *Reserves — Disposition of Capital Property*.

#### Area D — Details of building dispositions in the year

**Line 8307 — Total building dispositions in the year**  
List, in this chart, the details of all buildings you disposed of in 1994. Group the buildings into the applicable classes, and put each class on a separate line. You will find information about classes on page 32.

Enter on line 8307 the total business portion of the proceeds of disposition of the buildings. You will find information about proceeds of disposition on page 28.

If all of the proceeds of disposition for a building are not received in the year you dispose of the building, see Interpretation Bulletin IT-236, *Reserves — Disposition of Capital Property*.

#### Note

Completing the charts on Form T2042 will help you calculate your capital cost allowance (CCA) claim for 1994. Even if you are not claiming a deduction for CCA for 1994, complete the appropriate charts to show any additions during the year.

If you need more details, get Interpretation Bulletin IT-220, *Capital Cost Allowance — Proceeds of Disposition of Depreciable Property*.

#### Area F — Details of land additions and dispositions in the year

##### Line 8303 — Total proceeds from all land dispositions in the year

Enter the total of all amounts you will receive for disposing of land in the year.

#### Area G — Details of quota additions and dispositions in the year

##### Line 8309 — Total proceeds from all quota dispositions in the year

Enter the total of all amounts you will receive for disposing of quotas in the year.

#### Column 5 — UCC after additions and dispositions

Add the amount in column 2 to the amount in column 3. Then subtract the amount in column 4 from this total. Enter the result in column 5.

You cannot claim CCA when the amount in column 5 is:

- negative (see "Recapture of CCA" below); or
- positive, and you do not have any property left in that class at the end of 1994 (see "Terminal loss" on page 32).

In either case, enter "0" in column 10.

#### Recapture of CCA

If the amount in column 5 is negative, you have a recapture of CCA. Enter your recapture on the line "Other income" of your Form T2042. A recapture of CCA can occur, for example, when you get a government grant, or claim an investment tax credit. It can also happen if the proceeds from the sale of depreciable property are more than the total of:

- the UCC of the class at the beginning of the year; and
- the capital cost of any new additions during the year.

In some cases, you may be able to postpone a recapture of CCA. For example, you may sell a property and replace it with a similar one, someone may expropriate your property, or you may transfer property to a corporation, a partnership, or your child. For more details, contact your income tax office.

#### Note

The election concerning the \$100,000 capital gains exemption, will not generate any recapture of CCA.

**Terminal loss**

If the amount in column 5 is positive, and you no longer own any property in that class, you have a terminal loss. More precisely, you have a terminal loss when, at the end of a taxation year, you have no more property in the class, but you still have an amount which you have not deducted as CCA. You can subtract this terminal loss from your gross farming income in the year you disposed of the depreciable property. Enter your terminal loss on the line "Other expenses" of Form T2042.

For more information on recapture of CCA and terminal loss, see Interpretation Bulletin IT-478, *Capital Cost Allowance — Recapture and Terminal Loss*.

**Note**

The rules for recapture and terminal loss do not apply to passenger vehicles in class 10.1. However, see the comments in the section called, "Column 7 — Base amount for capital cost allowance" to calculate your CCA claim.

**Column 6 — Adjustment for current year additions**

In the year you acquire or make additions to a property, you can usually claim CCA on only one-half of your net additions (the amount in column 3 minus the amount in column 4). We call this the 50% rule.

Calculate your CCA claim only on the net adjusted amount. Do not reduce the cost of the additions in column 3, or the CCA rate in column 8. For example, if you acquired a property in 1994 for \$30,000, you would base your CCA claim on \$15,000 ( $\$30,000 \times 50\%$ ).

If you acquired and disposed of depreciable property of the same class in 1994, the calculation in column 6 restricts your CCA claim. Calculate the CCA you can claim as follows:

- Determine which of the following amounts is less:
  - the proceeds of disposition of your property, minus any related costs or expenses; or
  - the capital cost.
- Subtract the above result from the capital cost of your addition.
- In column 6, enter 50% of the result. If the result is negative, enter "0."

In some cases, you do not make an adjustment in column 6. For example, you may buy property in a non-arm's-length transaction and, until you buy it, the seller continuously owned the property for at least 364 days before the end of your 1994 fiscal period.

Also, some properties are not subject to the 50% rule. Some examples are those in classes 13, 14, 23, 24, 27, 29, or 34, as well as some of those in class 12, such as small tools that cost less than \$200.

The 50% rule does not apply when the available for use rule denies a CCA claim until the second taxation year after you acquired a property.

The 50% rule also does not apply if you made an election concerning the \$100,000 capital gains election.

If you need more details on the 50% rule, see Interpretation Bulletin IT-285, *Capital Cost Allowance — General Comments*, and its Special Release.

**Column 7 — Base amount for capital cost allowance**

Base your CCA claim on this amount.

For a class 10.1 vehicle you disposed of in your 1994 fiscal period, you may be able to claim 50% of the capital cost allowance that would be allowed if you still owned the vehicle at the end of the year. This is known as the "half-year rule on sale."

You can use the half-year rule on sale if you owned, at the end of your 1993 fiscal period, the class 10.1 vehicle you disposed of in 1994. If this applies to you, in column 7 enter 50% of the amount in column 2.

**Column 8 — Rate (%)**

Enter the rate (percentage) in this column for each class of property in Area E. For a list of rates, see the section called "Capital cost allowance (CCA) rates" on page 52. For more detailed information on certain kinds of property, see the section called "Part II — Common properties" on this page.

**Column 9 — CCA for the year**

In column 9, enter the CCA you would like to deduct for 1994. The CCA you can deduct cannot be more than the amount you get when you multiply the amount in column 7 by the rate in column 8. You can deduct any amount up to the maximum.

If this is your first year of business, you may have to prorate your CCA claim. See "You were asking ...?" on page 28.

Add up all the amounts in column 9 for all your classes of depreciable property. Enter the total on line 8207, "Capital cost allowance" on Form T2042. See the section called "Personal use of property" on page 35 to find out how to calculate your CCA claim if the property is being used both for business and personal use.

**Column 10 — UCC at the end of the year**

This is the UCC at the end of your 1994 fiscal period. This will be the amount you enter in column 2 when you calculate your CCA claim next year.

Enter "0" in column 10 if you have a terminal loss or a recapture of CCA. There will not be an amount in column 10 for a class 10.1 passenger vehicle you dispose of in the year.

The example at the end of this chapter sums up capital cost allowance.

**Part II — Common properties**

In this part, we discuss the more common types of depreciable properties. To determine the rate for depreciable property not listed below or in the section called "Capital cost allowance (CCA) rates" on page 52, contact your income tax office.



## Buildings

A building may belong to class 1, 3, or 6, depending on what the building is made of and the date you acquired it. You also include in these classes the parts that make up the building, such as:

- electric wiring;
- lighting fixtures;
- plumbing;
- sprinkler systems;
- heating equipment;
- air-conditioning equipment (other than window units);
- elevators; and
- escalators.

### Note

Land is usually not depreciable property. Therefore, when you acquire property, in Areas A and E only include the cost that relates to the building. Enter the cost of all land additions in 1994 on line 8302 of your Form T2042. See the section called "Area F — Details of land additions and dispositions in the year" on page 30, and "Column 3 — Cost of additions in the year" on page 29 for more details.

### Class 1 (4%)

Class 1 includes most buildings acquired after 1987, unless they specifically belong in another class. Class 1 also includes the cost of certain additions or alterations you made after 1987 to a class 3 building. See "Class 3 (5%)" for more information.

### Class 3 (5%)

Most buildings acquired before 1988 were added to class 3 or class 6. If you acquired a building before 1990 that does not fall into class 6, you can include it in class 3 if **one** of the following applies:

- you acquired the building under the terms of a written agreement entered into before June 18, 1987; or
- the building was under construction by you, or on your behalf on June 18, 1987.

Do not transfer to class 1 property you previously included in class 3. However, there is a limit to how much you can include in class 3 for the cost of any additions or alterations made after 1987 to a class 3 building. This limit is the lesser of:

- \$500,000; and
- 25% of the building's capital cost (including the cost of additions or alterations to the building included in class 3, class 6, or class 20 before 1988).

Include the cost of any additions or alterations over this limit in class 1.

### Class 6 (10%)

Include a building in class 6 if you acquired it before 1988, and it is made of frame, log, stucco on frame, galvanized iron or corrugated iron. If you acquired the building after 1987, it has to be made of frame, log, stucco on frame,

galvanized iron or any corrugated metal. In addition, **one** of the following conditions has to apply:

- the building is used for farming or fishing; or
- the building has no footings or other base supports below ground level.

If either of the above conditions applies, you also add the full cost of all additions and alterations to the building, to class 6.

If neither of the above conditions applies, include the building in class 6 if one of the following conditions applies:

- you acquired the building before 1979;
- you entered into an agreement before 1979 to acquire the building, and footings or other base supports were started before 1979; or
- you started construction of the building before 1979 (or it was started under the terms of a written agreement you entered into before 1979), and footings or other base supports of the building were started before 1979.

For additions or alterations to such a building:

- Add to class 6:
  - all additions made before 1979; and
  - only the first \$100,000 of additions or alterations made after 1978.
- Add to class 3:
  - the part of the cost of all additions or alterations above \$100,000 made after 1978 and before 1988; and
  - the part of the cost of additions or alterations above \$100,000 made after 1987, but only up to \$500,000 or 25% of the cost of the building.
- Add to class 1 any additions or alterations above these limits.

If you need more information, see Interpretation Bulletin IT-79, *Capital Cost Allowance — Buildings or Other Structures*.

### Other property — Class 8 (20%)

Class 8 includes property that is not included in any other class. For example, furniture, appliances, fixtures, machinery, and equipment you use in your business are all in this class.

### Storage facilities for fresh fruit and vegetables (Class 8)

Include buildings you use to store fresh fruit or vegetables at a controlled temperature in Class 8 instead of Classes 1, 3, or 6. Also include in Class 8 any buildings you use to store silage.

### Electronic office equipment — Class 8 (20%) and 10 (30%)

You can elect to include in a separate prescribed class, one or more properties that would otherwise be included in Class 8 or Class 10. This new class does not change the specified rate. However, it ensures that any part of the cost

of the equipment that has not been deducted as CCA will be fully deductible as a terminal loss on the disposition of all the property in that class. For more information on terminal losses, see the section called "Column 5 — UCC after additions and dispositions" on page 31.

This election will apply to the following property acquired after April 26, 1993:

- general-purpose electronic data-processing equipment and systems software, including related data-processing equipment;
- computer software;
- photocopiers; and
- electronic communications equipment, such as a facsimile transmission device or telephone equipment.

This election will only apply to properties that each cost \$1,000.00 or more.

To make an election to include this property in a separate prescribed class, let us know by attaching a letter to your income tax return for the taxation year in which you acquired the property.

#### Note

You might still own the electronic office equipment at the beginning of the fifth taxation year following the taxation year in which the property became available for use. If so, you will have to transfer the UCC of each separate class from the separate prescribed class to the general class in which it would otherwise belong. For more details, contact your income tax office.

#### Passenger vehicles — Class 10.1

Your passenger vehicle can belong to either class 10 or class 10.1. We define a passenger vehicle on page 17 in Chapter 2. Include your passenger vehicle in class 10 unless it meets a class 10.1 condition. List each class 10.1 vehicle separately.

Include your passenger vehicle in class 10.1 if it meets **one** of these conditions:

- you bought it before September 1, 1989, and it cost more than \$20,000; or
- you bought it after August 31, 1989, and it cost more than \$24,000.

#### Note

If a passenger vehicle you bought before September 1, 1989, cost more than \$20,000, we consider the capital cost of that vehicle to be \$20,000. If a passenger vehicle you bought after August 31, 1989, but before 1991, cost more than \$24,000, we consider the capital cost of that vehicle to be \$24,000. If a passenger vehicle you bought after 1990 cost more than \$24,000, we consider the capital cost of that vehicle to be \$24,000, plus the related goods and services tax (GST) and the provincial sales tax (PST).

Starting on January 1, 1991, to determine the class of your passenger vehicle, use the vehicle's cost before adding the related GST and the PST.

The \$20,000 and \$24,000 amounts are the capital cost limits for a passenger vehicle. However, since January 1, 1991, to determine the class to which your passenger vehicle belongs, you have to use the cost of the vehicle before you add the GST and PST.

#### Example

Chris owns a business. On June 21, 1994, she bought two passenger vehicles to use in her business. The PST rate for her province is 8%. Chris wrote down these details for 1994:

	Cost	GST	PST	Total
Vehicle 1	\$25,000	\$1,750	\$2,000	\$28,750
Vehicle 2	\$23,000	\$1,610	\$1,840	\$26,450

Chris puts vehicle 1 in class 10.1, since she bought it after August 31, 1989, and it cost her more than \$24,000. Before Chris enters an amount in column 3 of Area A, she has to calculate the GST and PST on \$24,000. She does this as follows:

- GST at 7% of \$24,000 = \$1,680; and
- PST at 8% of \$24,000 = \$1,920.

Therefore, Chris' capital cost is \$27,600 (\$24,000 + \$1,680 + \$1,920). She enters this amount in column 3 of Area A.

Chris puts vehicle 2 into class 10, since she bought it after August 31, 1989, and it did not cost her more than \$24,000. Chris' capital cost is \$26,450 (\$23,000 + \$1,610 + \$1,840). She enters this amount in column 3 of Area A.

#### Note

The GST rate is 7% throughout the country while the PST rate is deemed to be 8% for the above example only. To determine the PST for your calculation use the current rate applicable to your province. The Quebec provincial sales tax (PST) is not calculated the same way as in the above example. For more information, contact your income tax office.

#### Special rates for certain manure handling equipment — Classes 24 and 27

If you buy certain manure-handling equipment that stops, reduces, or eliminates air or water pollution, it may qualify for an accelerated rate of CCA. This type of equipment includes pads, liquid manure tanks, pumps, other related items, and new spreaders you buy when you install the equipment.

For this equipment to qualify for the accelerated CCA rate, it must meet certain conditions. It has to be new, and the Minister of the Environment has to accept it as equipment you use solely to stop, reduce, or eliminate pollution. For more details, contact:

Manager, ACCA Program  
Environment Canada  
Ottawa ON K1A 1C8  
Telephone: (819) 997-2057

The accelerated CCA rate incentive will not apply for equipment acquired after 1998.

For more details on the special CCA rates, see Interpretation Bulletin IT-336, *Capital Cost Allowance — Pollution Control Property*.

## Part III — Special situations

### Changing from personal to business use

If you bought a property for personal use and then started using it in your business in 1994, there is a change in use. You need to determine the capital cost for business purposes.

The deemed capital cost of the land when you change its use is its fair market value.

If, when you change its use, the fair market value (FMV) of a depreciable property (such as equipment or a building) is less than its original cost, the amount you put in column 3 of either Area A or Area B is the FMV of the property. If the FMV when you change use is more than the original cost of the property, use the following chart to determine the amount to enter in column 3.

Actual cost of the property		\$ _____	A
FMV of the property	\$ _____		B
Amount on line A	_____		C
Line B minus line C (if negative, enter "0")	\$ _____		D
Enter any capital gains deduction claimed for the amount on line D*			
\$ _____ × 4/3 =		_____	E
Line D minus line E (if negative, enter "0")			
\$ _____ × 3/4 =		\$ _____	F
Your capital cost is line A plus line F		\$ _____	G
* Enter the amount that relates to the depreciable property only. The income tax guide called <i>Capital Gains</i> explains this deduction.			

### You were asking...?

Q. I bought a property in 1988 for \$120,000. The cost of the land was \$40,000 and the cost of the building was \$80,000. I used the property for personal use until I converted it to business use in 1994. The FMV of the property at the time I changed its use was \$136,000 (\$50,000 for the land and \$86,000 for the building). How do I calculate the capital cost of the building?

A. We consider you to have acquired the land for an amount equal to its FMV when you changed its use. Therefore, the deemed cost of your land is \$50,000. Include this amount on line 8302, "Total cost of all land additions in the year," in Area F. As for the building, you cannot use its FMV as its capital cost. This is because the \$80,000 actual cost for the building was less than its \$86,000 FMV when you changed its use.

Instead, calculate the deemed capital cost of your building as follows:

Actual cost of the property		\$ 80,000	A
FMV of the property	\$ 86,000		B
Amount on line A	\$ 80,000		C
Line B minus line C (if negative, enter "0")	\$ 6,000		D
Enter any capital gains deduction claimed for the amount on line D*			
\$ 0 × 4/3 =		0	E
Line D minus line E (if negative, enter "0")	\$ 6,000		
\$ 6,000 × 3/4 =		\$ 4,500	F
Your capital cost is line A plus line F		\$ 84,500	G

\* Enter the amount that relates to the building only. The income tax guide called *Capital Gains* explains this deduction.

The capital cost of the building is \$84,500. Enter this amount in column 3 of Area B.

### Personal use of property

If you buy property for both business and personal use, there are two ways to show the business portion of the property in Area A or Area B:

- If your business use stays the same from year to year, in Area A or Area B enter the total cost of the property in Column 3, the personal portion in Column 4, and the business portion in Column 5. Enter the amount from Column 5 in Column 3 of Area E to calculate the CCA you can claim.
- If your business use changes from year to year, in Area A or Area B enter the total cost of the property in Column 3 and Column 5, and enter "0" in Column 4. Enter the amount from Column 5 in Column 3 of Area E to calculate the CCA you can claim. When you claim CCA, you will have to calculate the allowable portion you can claim for business use.

### Example

Stephanie owns a business. She bought a car in 1994 that she uses both for personal and for business use. The car cost \$20,000, including all charges and taxes. Therefore, she includes the car in class 10. Her business use varies from year to year. She calculates her CCA on the car for 1994 as follows:

She enters \$20,000 in Column 3 and Column 5 of Area A. She also enters \$20,000 in Column 3 of Area E. By completing the other columns in the chart, she calculates a CCA claim of \$3,000. Because Stephanie used her car partly for personal use, she calculates her CCA claim as follows:

$$\frac{12,000 \text{ (business kilometres)}}{18,000 \text{ (total kilometres)}} \times \$3,000 = \$2,000$$

Stephanie enters \$2,000 on line 8207, "Capital cost allowance," on her Form T2042.

### Note

The capital cost limits on a Class 10.1 vehicle (a passenger vehicle) still apply when you split the capital cost between business and personal use. See the section called "Passenger vehicles — Class 10.1" on page 34 for more details.

### Grants and subsidies

You may get a grant or subsidy from a government or a government agency to buy depreciable property. When this happens, subtract the amount of the grant from the property's capital cost. Do this before you enter the capital cost in column 3 of Area A or B.

See Interpretation Bulletin IT-273 and its Special Release, *Government Assistance — General Comments (after January 18, 1981)*, for more details about government assistance.

You may have incurred the GST on some of the depreciable property you acquired for your business. If so, you may have also received an input tax credit from Revenue Canada.

The input tax credit is government assistance. Therefore, subtract it from the property's capital cost. Do this before you enter the capital cost in column 3 of Area A or Area B, whichever applies. If you receive an input tax credit for a passenger vehicle you use in your business, use one of these methods:

- For a passenger vehicle you use 90% or more for your business, subtract the amount of the credit from the vehicle's cost before you enter its capital cost in column 3 of Area A.
- For a passenger vehicle you use less than 90% for your business, do not make an adjustment in 1994. In 1995, subtract the amount of the credit from your beginning UCC.

You may get an incentive from a non-government agency to buy depreciable property. If this happens, you can either include the amount in income, or subtract the amount from the capital cost of the property.

### Non-arm's-length transactions

When you acquire depreciable property in a non-arm's-length transaction, there are special rules to follow to determine the property's cost. These special rules will not apply if you get the property because of someone's death.

You can acquire depreciable property in a non-arm's-length transaction from:

- a resident of Canada;
- partnership with at least one member who is an individual resident in Canada; or
- partnership with at least one member that is another partnership.

If you pay more for the property than the seller paid for the same property, calculate the cost as follows:

The seller's cost or capital cost	\$ _____	A
The fair market value of the property, or the seller's proceeds of disposition, whichever is more	\$ _____	B
Amount from line A	_____	C
Subtract line C from line B (if negative, enter "0")	\$ _____	D
Write down any capital gains deduction* claimed for the amount on line D		
\$ _____ × 4/3 =	\$ _____	E
Subtract line E from line D (if negative, enter "0")	\$ _____ × 3/4 =	\$ _____
Capital cost is line A plus line F. Enter this amount in column 3 of either Area A or Area B, whichever applies. Do not include the cost of the related land, which you have to include on line 8302, "Total cost of all land additions in the year," in Area F		\$ _____
		G

\* For information on the capital gains deduction, see the income tax guide called *Capital Gains*.

You can also buy depreciable property in a non-arm's-length transaction from an individual who is not a resident of Canada or a partnership where none of the members are individuals resident in Canada, or none of the members is another partnership. If you pay more for the property than the seller paid for the same property, calculate the capital cost as follows:

The seller's cost or capital cost	\$ _____	A
The fair market value of the property, or the seller's proceeds of disposition, whichever is more	\$ _____	B
Amount from line A	_____	C
Subtract line C from line B (if negative, enter "0")	\$ _____ × 3/4 =	\$ _____
Capital cost is line A plus line D. Enter this amount in column 3 of either Area A or Area B, whichever applies. Do not include the cost of the related land, which you have to include on line 8302, "Total cost of all additions in the year," in Area F		\$ _____
		E

You might have bought depreciable property in a non-arm's-length transaction and paid less for it than the seller paid.

If that is the case, your capital cost is the same amount as the seller paid. We consider you to have deducted as CCA the difference between what you paid and what the seller paid.

**Example**

Teresa bought a pickup truck from her father Roman in 1994 for \$4,000. Roman paid \$10,000 for the truck in 1985. Since the amount Teresa paid is less than the amount Roman paid, we consider Teresa's cost to be \$10,000. We also consider that Teresa has deducted CCA of \$6,000 in the past (\$10,000 - \$4,000).

Teresa completes the CCA chart as follows:

In Area A, she enters \$10,000 in column 3, "Total cost."

In Area E, she enters \$4,000 in column 3, "Cost of additions in the year," as the addition for 1994.

There is a limit on the cost of a passenger vehicle you buy in a non-arm's-length transaction. The cost is one of these three amounts, **whichever is less**:

- the FMV at the time you buy it;
- \$24,000 plus any GST and PST you would pay on \$24,000, if you buy it after 1990; or
- the seller's cost amount of the vehicle at the time you buy it.

The cost amount can vary, depending on what the seller used the vehicle for before you bought it. If the seller used the vehicle to earn income, the cost amount will be the UCC of the vehicle at the time you buy it. If the seller did not use the vehicle to earn income, the cost amount will usually be the original cost of the vehicle.

For more details on non-arm's length transactions, see Interpretation Bulletin IT-405, *Inadequate Considerations - Acquisitions and Dispositions*, and IT-419, *Meaning of Arm's Length*, and its Special Release.

**Election - Property owned on February 22, 1994**

There are special rules that apply to the calculation of the capital cost of a property when you make the election described in the section called "Column 3 - Cost of additions in the year" on page 29. Because of this election, we consider you to have sold the property at the end of the day on February 22, 1994, and to have immediately reacquired it. Use the following chart to calculate the capital cost of the property to enter in Column 3 of Area A or B.

**Note**

This calculation does not apply for property you acquired before January 1, 1972. For more information, contact your income tax office.

The property's cost or capital cost . . . .	\$ _____	A
The proceeds of disposition of the property under the election . . . . .	\$ _____	B
Amount from line A . . . . .	\$ _____	C
Subtract line C from line B . . . . .	\$ _____	D

Reduction for non-qualifying real property* . . . . .	\$ _____	E
Subtract line E from line D . . . . .	\$ _____	F
Enter any capital gains deduction** claimed for the amount on line F \$ _____ × 4/3 = . . . . .	\$ _____	G
Subtract line G from line F . . . . .	\$ _____ × 3/4 =	\$ _____ H
Capital cost is line A plus line H. Enter this amount in column 3 of either Area A or Area B, whichever applies. Do not include the cost of the related land		\$ _____
* Enter on this line the amount from column 4 in Chart B of Form T664, <i>Election to Report a Capital Gain on Property Owned at the End of February 22, 1994</i> .		
** For information on the capital gains deduction, see the income tax guide called <i>Capital Gains</i> .		

**Example**

Danielle owns a building that she was using in her business at the end of the day on February 22, 1994. The fair market value of the building (not including the land) for the purposes of the election she made was \$100,000. The original capital cost was \$50,000 (not including the land) when she bought the building in July of 1991. Danielle claimed a \$9,375 capital gains deduction, and the reduction for non-qualifying real property was \$37,500. She calculates the new capital cost to include in Column 3 of Area B because of the election as follows:

The property's cost or capital cost	\$ 50,000	A
The proceeds of disposition of the property under the election	\$ 100,000	B
Amount from line A	50,000	C
Subtract line C from line B	\$ 50,000	D
Reduction for non-qualifying real property*	\$ 37,500	E
Subtract line E from line D	\$ 12,500	F
Enter any capital gains deduction** claimed for the amount on line F \$ 9,375 × 4/3 =	\$ 12,500	G
Subtract line G from line F	\$ 0 × 3/4 =	\$ 0 H

Capital cost is line A plus line H. Enter this amount in column 3 of Area B. Do not include the cost of the related land \$ 50,000

\* Enter on this line the amount from column 4 in Chart B of Form T664, *Election to Report a Capital Gain on Property Owned at the End of February 22, 1994*.

\*\* For information on the capital gains deduction, see the income tax guide called *Capital Gains*.

**Special rules for disposing of a building in 1994**

If you disposed of a building in 1994, special rules may apply that make the proceeds of disposition an amount other than the actual proceeds of disposition. This happens when you meet both of the following conditions:

- you disposed of the building for an amount less than both its cost amount, as calculated below, and its capital cost to you; and
- you, or a person with whom you do not deal at arm's length\*, owned the land that the building is on, or the land next to it, that was necessary for the building's use.

\* See the definition of "non-arm's-length transaction" on page 28.

Calculate the cost amount as follows:

- if the building was the only property in the class, the cost amount is the undepreciated capital cost of the class before you disposed of the building;
- if there is more than one property in the same class, you have to calculate the cost amount of each building as follows:

$$\frac{\text{capital cost of the building}}{\text{capital cost of all the properties in the class}} \times \frac{\text{undepreciated capital cost of the class}}{\text{(UCC)}} = \text{cost amount of the building}$$

If you disposed of a building under these conditions, and you or a person with whom you do not deal at arm's length disposed of the land in the same year, calculate your deemed proceeds of disposition as shown in Calculation A on this page.

If you, or a person with whom you do not deal at arm's length, did not dispose of the land in the same year as the building, calculate your deemed proceeds of disposition as shown in Calculation B on page 39.

<b>Calculation A</b>	
<b>Land and building sold in the same year</b>	
FMV of the building at the time you disposed of it ..	\$ _____ A
FMV of the land immediately before you disposed of it .....	\$ _____ B
Line A plus line B \$	_____ C
Seller's adjusted cost base of the land .....	\$ _____ D
Total capital gains (without reserves) from any disposition of the land (such as a change in use) in the three-year period before you disposed of the building, either by you or a person not dealing at arm's length with you, either to you or to another person not dealing at arm's length with you .....	\$ _____ E
Line D minus line E (if negative, enter "0") ....	\$ _____ F
Line B or line F, whichever amount is less	\$ _____ G
Line C minus line G (if negative, enter "0")	\$ _____ H
Cost amount of the building .....	\$ _____ I
Capital cost of the building immediately before you disposed of it .....	\$ _____ J
Line I or line J, whichever amount is less .....	\$ _____ K
Line A or line K, whichever amount is more	\$ _____ L
<b>Deemed proceeds of disposition for the building</b>	
Line H or line L, whichever amount is less (enter this amount in column 3 of Area D, and include it in column 4 of Area E)	\$ _____ M
<b>Deemed proceeds of disposition for the land</b>	
Amount from line C	\$ _____ N
Amount from line M	\$ _____ O
Line N minus line O (include this amount on line 8303 of Area F)	\$ _____ P
If you have a terminal loss on the building, include it on the line "Other expenses" on your Form T2042.	

**Calculation B**  
**Land and building sold in different years**

Cost amount of the building immediately before you disposed of it . . . . .	\$ _____	A
FMV of the building immediately before you disposed of it . . . . .	\$ _____	B
Line A or line B, whichever amount is more . . . . .	\$ _____	C
Actual proceeds of disposition, if any . . . . .	\$ _____	D
Line C minus line D . . . . .	\$ _____	E
Line E \$ _____ × 1/4 . . . . .	\$ _____	F
Amount from line D . . . . .	\$ _____	G
<b>Deemed proceeds of disposition for the building</b>		
Line F plus line G (enter this amount in column 3 of Area D, and include it in column 4 of Area E) . . . . .	\$ _____	H

If you have a terminal loss on the building, include it on the line "Other expenses" on your Form T2042.

Ordinarily, you can deduct 100% of a terminal loss, but only 75% of a capital loss. Calculation B ensures that you use the same percentage to calculate a capital loss on land as you use to calculate a terminal loss on a building. As a result of this calculation, you add 25% of the amount on line E to the actual proceeds of disposition from the building (see the section called "Terminal loss" under column 5, on page 32 in this chapter).

### Replacement property

In a few cases, you can postpone or defer adding a capital gain or recapture to income. For example, you might sell a property, and replace it with a similar one, or your property might be stolen, destroyed, or expropriated, and you replace it with a similar one.

Read Interpretation Bulletins IT-259, *Exchanges of Property*, and its Special Release, and IT-491, *Former Business Property* and its Special Release, if you need more details.

You can also defer a capital gain or recapture when you transfer property to a corporation, a partnership, or your child. For more details on transferring property to your child see page 47 in Chapter 6. For information on transfers to a corporation or a partnership see:

- Information Circular 76-19, *Transfer of Property to a Corporation Under Section 85*;
- Interpretation Bulletin IT-291, *Transfer of Property to a Corporation under Subsection 85(1)*;
- Interpretation Bulletin IT-378, *Winding-up of a Partnership*; and

- Interpretation Bulletin IT-413, *Election by Members of a Partnership under subsection 97(2)*.

The following example sums up the chapter on CCA.

### Example

In 1994, Paul bought a building to use for business purposes. The total cost was \$95,000 (the sum of the \$90,000 total purchase price and the \$5,000 total expenses connected with the purchase). The details are as follows:

Building value . . . . .	\$75,000
Land value . . . . .	<u>15,000</u>
Total purchase price . . . . .	<u>\$90,000</u>
Expenses connected with the purchase:	
Legal fees . . . . .	\$ 3,000
Land transfer taxes . . . . .	<u>2,000</u>
Total fees . . . . .	<u>\$ 5,000</u>

In 1994, Paul's farming income was \$6,000, and his expenses were \$4,900. Therefore, his net income before deducting CCA was \$1,100 (\$6,000 - \$4,900).

Before Paul can complete his CCA schedule, he has to calculate the capital cost of the building. Since land is not depreciable farm property, he has to calculate the part of the expenses connected with the purchase that relate only to the building. To do this, he has to use the following formula, which we explain on page 29 under the heading, "Column 3 — Cost of additions during the year."

$$\frac{\$75,000}{\$90,000} \times \$5,000.00 = \$4,166.67$$

This \$4,166.67 represents the part of the \$5,000 in legal fees and land transfer taxes that relates to the purchase of the building, while the remaining \$833.33 relates to the purchase of the land. Therefore, the capital cost of the building is:

Building value . . . . .	\$ 75,000.00
Related expenses . . . . .	<u>4,166.67</u>
Capital cost of the building . . . . .	<u>\$ 79,166.67</u>

Paul enters \$79,166.67 in column 3 of Area B. He includes \$15,833.33 (\$15,000 + \$833.33) on line 8302 of Area F as the capital cost of the land.

### Note

Paul never owned farm property before 1994. Therefore, he has no undepreciated capital cost to enter in column 2 of Area E.

Paul acquired his farm property in 1994. Therefore, he is subject to the 50% rule that we explain under the heading "Column 6 — Adjustment for current year additions" on page 32.

## Chapter 4 Eligible Capital Expenditures

### What is an eligible capital expenditure?

You may buy property that has no physical existence, but gives you a lasting economic benefit. Some examples are milk and egg quotas. We call this kind of property **eligible capital property**. The price you pay to buy this kind of property is an **eligible capital expenditure**.

### What is an annual allowance?

You cannot deduct the full cost of an eligible capital expenditure, since the cost is capital and the eligible capital property gives you a lasting economic benefit. However, you can deduct part of its cost each year. We call the amount you can deduct your **annual allowance**.

### What is a cumulative eligible capital (CEC) account?

This is the bookkeeping record you set up to determine your annual allowance. You also use your CEC account to keep track of the property you buy and sell. We call the property in your CEC account your eligible capital property. You base your annual allowance on the balance in your account at the end of your fiscal period. Keep a separate account for each business.

### How to calculate your annual allowance CEC account

You calculate the balance in your CEC account at the end of your 1994 fiscal period as follows:

Balance in the account at the start of your 1994 fiscal period (this balance is the same amount as the amount at the end of your 1993 fiscal period)	_____	A
Eligible capital expenditures you made in your 1994 fiscal period	_____ B	
75% × B	_____	C
A plus C	=====	D
All the amounts you received or are entitled to receive from the sale of eligible capital property in your 1994 fiscal period	_____	E
All the amounts that became receivable in your 1994 fiscal period from the sale of eligible capital properties before June 18, 1987	_____	F
E plus F	=====	G
75% × G	_____	H
<b>Cumulative eligible capital account balance</b> D minus H	=====	I
<b>Annual allowance — 7% × I.</b>	_____	J

You can deduct an annual allowance as long as there is a **positive** balance in your CEC account at the end of your 1994 fiscal period. You can deduct up to a maximum of 7% of the balance, but you do not have to deduct the maximum annual allowance. You can deduct any amount you wish, from zero to the maximum allowable. If there is a **negative** balance in your CEC account, see the section called "Sale of eligible capital property" on this page.

The following is an example of how to calculate the maximum annual allowance and the account balance.

#### Example

Lisa started her farming business on January 1, 1994. Her business has a December 31 year-end. During 1994, she bought a milk quota for \$16,000. Lisa's maximum annual allowance for 1994 is \$840. She calculates it as follows:

#### Lisa's CEC account

Balance at the start of	
Lisa's 1994 fiscal period	\$ _____ 0 A
Lisa's eligible capital expenditure: milk quota	... \$16,000 B
75% × B	... <u>12,000</u> C
A plus C	... <u>\$12,000</u> D

Lisa has not sold any eligible capital property. Therefore, she will not have any amounts on lines E to I.

Lisa's annual allowance is	
7% × D	... <u>\$ 840</u> J
Balance at the end of 1994 (line D minus line J)	... <u>\$11,160</u>

### Sale of eligible capital property

When you sell eligible capital property that is qualified farm property, you have to subtract part of the proceeds of disposition from your CEC account. You have to do this calculation if you sell eligible capital property:

- in your 1994 fiscal period; or
- before June 18, 1987, and the proceeds of disposition become due to you in your 1994 fiscal period.

For 1994, the eligible capital amount is 75% of the total of these amounts:

- the proceeds of disposition of all eligible capital property you sell in your 1994 fiscal period (include the total amount from a sale even if you do not get any or all the proceeds until after 1994); and
- the amount of any proceeds that become due to you in your 1994 fiscal period from eligible capital property you sold before June 18, 1987.



There may be a negative amount in your CEC account after you subtract the eligible capital amount. In this case, you will have to include an amount in your farm income.

The amount you include in farm income is one of the following two amounts, **whichever is less**:

- the negative balance in your CEC account; or
- the total of all the annual allowances you deducted from your farming income in past years.

If you still have a negative amount in your CEC account, you will have a taxable capital gain. To calculate the gain, subtract the amount you included in your income from the negative amount in your CEC account. Then, subtract one-half of the annual allowances you deducted for fiscal periods that started before 1988. The result is your taxable capital gain, which you enter on line 543 of Schedule 3. You will find this schedule in your income tax package.

This gain may be eligible for the capital gains deduction. For more information, see the income tax guide called *Capital Gains*.

**Example**

Marc started his farming business in 1987. The business has a December 31 year-end. In 1987, he bought a milk quota for \$10,000. He deducted annual allowances each year as follows:

1987	\$ 500
1988	473
1989	440
1990	409
1991	380
1992	354
1993	<u>329</u>
Total	\$2,885

At the start of his 1994 fiscal period, the balance in Marc's CEC account was \$4,365. In 1994, Marc sold his milk quota for \$14,000. Marc's CEC account for 1994 is as follows:

**Marc's CEC account**

Balance in the account at the start of Marc's 1994 fiscal period. . . . . \$ 4,365 A

**Minus** the eligible capital amount:  
 Proceeds from sale of milk quota  
 (\$14,000 B × 75%) . . . . . 10,500 C

Balance . . . . . \$ (6,135) D

Marc deducted \$2,885 in annual allowances from his income in past years. Since this amount is less than the negative amount in his account, he includes \$2,885 in his farm income.

Marc also has a taxable capital gain because he still has a negative amount in his CEC account:

Negative balance in CEC account . . . . . \$ 6,135 D

**Minus:** the amount he includes in farm income . . . . . 2,885 E

Negative balance that is not farm income . . . \$ 3,250 F

**Minus:** the annual allowances that he deducted for fiscal periods that started before 1988 (one-half of \$500) . . . . . 250 G

Line F minus line G . . . . . \$ 3,000 H

Marc's taxable capital gain is the amount at line H. This gain may be eligible for the capital gains deduction. For more information, see the income tax guide called *Capital Gains*.

**Replacement property**

If you sell eligible capital property and replace it with another one, you can postpone all or part of any gain on the sale. To do this, you have to replace the property no later than one year after the end of the tax year in which you sell the original property. The replacement property must be for the same or similar use and for the same or similar business.

For more information about eligible capital expenditures, see:

- Interpretation Bulletin IT-123, *Transactions Involving Eligible Capital Property [after 1987]*;
- Intretation Bulletin IT-143, *Meaning of Eligible Capital Expenditure* and its Special Release; and
- Interpretation Bulletin IT-259, *Exchanges of Property* and its Special Release.

**Capital gains election**

Under proposed legislation, the \$100,000 lifetime capital gains exemption will no longer be available for dispositions of capital property or eligible capital property after February 22, 1994. However, if you owned capital property or eligible capital property at the end of February 22, 1994, and you have not used all of your \$100,000 capital gains exemption, there is a special election that may be available to you. Since you only include three-quarters of a capital gain in your income, your capital gains deduction cannot be more than \$75,000, which is three-quarters of your \$100,000 capital gains exemption. You can make this special election by completing Form T664, *Election to Report a Capital Gain on Property Owned at the End of February 22, 1994* and attaching it to you income tax return. The *Capital Gains Election Package* has more information on this election. You can get this publication from your income tax office.

However, no changes have been made concerning eligible capital property (such as milk quotas) that is **qualified farm property**. The \$500,000 capital gains exemption is maintained for dispositions of qualified farm property after February 22, 1994. However, if you wish to use the \$100,000 exemption instead of the \$500,000 exemption on the disposition of qualified farm property, the rules described above still apply for calculating the amount to include in your farming income, as well as your taxable capital gain. For more information on qualified farm property, see the section called "What is qualified farm property?" on page 46.

### How the capital gains election works for a business

The capital gains election gives you the opportunity to report a capital gain on your income tax return, and take advantage of the unused portion of your \$ 75,000 capital gains deduction **even though you have not actually sold your property.**

You cannot make the election on only one eligible capital property. You have to make the election for all eligible capital property of the business you operated at the end of the day on February 22, 1994. If you are a member of a partnership, you make the election on your partnership interest and not the eligible capital property of the business.

When you make the capital gains election, you will have to report a taxable capital gain on your income tax return as if you had disposed of all of the eligible capital property of the business on February 22, 1994, for an amount you designate in the election. This amount becomes your **designated proceeds of disposition.** Your designated proceeds of disposition should **not be more than** the fair market value (FMV) of the property at the end of the day

on February 22, 1994. This taxable capital gain calculation will also take into account all of the eligible capital property of the business sold earlier in the fiscal period.

If February 22, 1994 occurs in the 1995 fiscal period of any business, the capital gains election in respect of that business should be made on the 1995 income tax return.

To make this election, complete columns 2 and 5 of Chart B on Form T664, *Election to Report a Capital Gain on Property Owned at the End of February 22, 1994.* Enter in column 2 your designated proceeds of disposition as explained above, and enter in Column 5, 4/3 of your taxable capital gain. To see how to calculate your taxable capital gain generated by the election, refer to the example on page 41.

For more information on how to treat the disposition of eligible capital property that is **not qualified farm property**, for fiscal periods that end after February 22, 1994, see Chapter 5 of the income tax guide called *Business and Professional Income.*

## Chapter 5 Farm Losses

When the expenses for your farming business are more than the income for the year, you have a net operating loss. However, before you can calculate your net farm loss for the year, you may have to increase or decrease the loss by certain adjustments explained in the sections called "Line 8239 — Optional inventory adjustment included in 1994" and "Line 8240 — Mandatory inventory adjustment included in 1994" on page 22.

If you show a net farm loss for the year, read this chapter for information on how to treat your loss. For more details on farm losses, see Interpretation Bulletin IT-322, *Farm Losses.*

The amount of the net farm loss you can deduct depends on the nature and extent of your business. Your farm loss may be:

- fully deductible;
- partly deductible (restricted farm loss); or
- non-deductible.

If, after you read the parts that follow, you are not sure how to treat your farm loss, or if you're not sure whether farming was your chief source of income, contact the Business Enquiries Section of your district taxation office. Your income tax package lists the telephone numbers of the Business Enquiries Section.

### Fully deductible

If you made your living from farming, we consider farming as your chief source of income. As long as farming was your chief source of income, you can deduct the full amount of your net farm loss from other income. Farming can still be your chief source of income even if your farm did not show a profit. Other income could come from investments, part-time employment, and so on.

To determine if farming was your chief source of income, you need to consider such factors as:

- gross income;
- net income;
- capital invested;
- cash flow;
- personal involvement;
- your farm's ability to make a profit (both actual and potential); and
- plans to maintain or develop your farm and how you carried out these plans.

Please note that, although you may have been a partner in a farming business, you still have to determine if farming was your own chief source of income.

When farming is your chief source of income and you show a net farm loss in 1994, you may have to reduce the loss when you have other income (including any forward-averaging income) in 1994. Any loss that is left is your farm loss for 1994.

### Example

Rick makes his living running a tree farm. His business has a December 31 fiscal year-end. His farm loss before adjustments is \$50,000. He wants to reduce his loss by the optional inventory adjustment. Rick wrote down the following for 1994:

Net farm loss before adjustments .....	\$50,000
Optional inventory adjustment .....	\$15,000
Other income .....	\$ 2,000

Rick determines his farm loss for 1994 as follows:

Farm loss before adjustments .....	(\$50,000)
Add optional inventory adjustment .....	15,000
Farm loss after adjustments .....	(\$35,000)
Add other income .....	2,000
Farm loss for 1994 .....	<u>(\$33,000)</u>

### Carry-back — 1994 farm loss

You can carry your 1994 farm loss back for up to three years. You can also carry it forward up to ten years. In both cases, you can deduct it from your income from all sources in those years.

If you choose to carry back your 1994 farm loss to your 1991, 1992, or 1993 income tax returns, complete Form T1A, *Request for Loss Carry-Back*. File one copy of the form with your 1994 income tax return. Do not file an amended return for the year in which you apply the loss.

### Applying your farm losses from years before 1994

To your 1994 return, you may be able to apply farm losses you had in 1984, 1985, 1986, 1987, 1988, 1989, 1990, 1991, 1992, or 1993. You can apply these losses if you did not already deduct them, and if you have net income in 1994. To apply these losses to 1994, you have to apply the loss from the earliest year first.

### Non-capital loss

You may have incurred a loss in 1994 from a business that was not farming or fishing. If this loss is more than your other income for the year, you may have a non-capital loss. Use Form T1A, *Request for Loss Carry-Back*, to calculate your 1994 non-capital loss.

You can carry back your 1994 non-capital loss up to three years and forward up to seven years.

If you choose to carry back your 1994 non-capital loss to your 1991, 1992, or 1993 income tax returns, complete Form T1A, *Request for Loss Carry-Back*. File one copy of the form with your 1994 income tax return. Do not file an amended return for the year in which you apply the loss.

For more details about non-capital losses, see Interpretation Bulletin IT-232, *Non-Capital Losses, Net Capital Losses, Restricted Farm Losses, Farm Losses and Limited Partnership Losses — Their Composition and Deductibility in Computing Taxable Income*.

### Partly deductible (restricted farm losses)

You may have run your farm as a business. For your farm to have been a business, it must have been able to either make a profit, or you must have expected it to make a profit in the near future.

However, if farming was not your chief source of income (for example, you did not rely on farming alone to make your living), you may be able to deduct only part of your net farm loss.

Each year you have a farm loss, check your situation carefully to see if farming was your chief source of income. It is important to do this, since a farming loss may be restricted in one year, while a farming loss in another year may not be restricted.

### How to calculate your restricted farm loss

Farming may not have been your chief source of income and you may have had a net farm loss. The loss you can deduct depends on the amount of your net farm loss.

When your net farm loss is \$15,000 or more, you can deduct \$8,750 from your other income. The rest of your net farm loss is your restricted farm loss.

When your net farm loss is less than \$15,000, the amount you can deduct from your other income is one of the following two amounts, whichever is less:

- A. your net farm loss for the year; or
- B. \$2,500, plus  $1/2 \times$  (your net farm loss minus \$2,500).

The amount remaining is your restricted farm loss. You should enter it on line 8244 of Form T2042, *Statement of Farming Activities*.

### Example

Sharon ran a cattle farm which was capable of making a profit. However, farming was not her chief source of income in 1994. In 1994, she had a net farm loss of \$9,200. The part of Sharon's net farm loss she can deduct in 1994 is either amount A or amount B, whichever is less:

- A. \$9,200; or
- B. \$2,500, plus \$3,350, which is  $1/2 \times$  (\$9,200 minus \$2,500).

Therefore B is \$2,500 plus \$3,350, which is \$5,850.

Since Sharon can only deduct either A or B, whichever amount is less, she enters \$5,850 on line 8243 of her Form T2042 and deducts this amount from her other income in 1994. Her restricted farm loss is the amount that remains, which is \$3,350 (\$9,200 minus \$5,850). She enters this amount on line 8244.

### Applying your 1994 restricted farm loss

You can carry back your 1994 restricted farm loss up to three years, and carry it forward up to ten years. The amount you deduct in any year cannot be more than your net farm income for that year. In other words, if you have no farm income in any of those years, you cannot deduct any restricted farm loss.

To carry back your 1994 restricted farm loss to your 1991, 1992, or 1993 income tax returns, use Form T1A, *Request for Loss Carry-Back*. File one copy of the form with your 1994 income tax return. Do not file an amended return for the year you would like the loss applied to.

### Applying your restricted farm losses from years before 1994

You may have net farm income in 1994. If so, you may be able to apply to your 1994 return restricted farm losses you had in 1984, 1985, 1986, 1987, 1988, 1989, 1990, 1991, 1992, or 1993. You can apply these losses as long as you did not already deduct them from your farming income. Also, you can only apply them up to the amount of your net farm income in 1994. You have to apply the loss from the earliest year first, before you apply the losses from other years.

You may have sold farmland at a time when you had restricted farm losses that you did not claim. When this happens, you may be able to reduce the amount of your

capital gain from the sale. For more details, see the section called "Restricted farm losses" on page 46 in Chapter 6.

### Non-deductible

If you did not run your farm as a business, you cannot deduct any part of your net farm loss. For your farm to have been a business, it must have been able to make a profit. If it was not making a profit, you must show that it

can reasonably be expected to make a profit in the near future.

The size and scope of your farm may make it impossible for the farm to make a profit, either now or in the near future. In this case, you cannot deduct your farm loss. We consider this kind of farm to be personal. Therefore, any farm expenses are personal expenses.

## Chapter 6 Capital Gains

### General information

This chapter explains the capital gains rules for people who farm. We cover the general capital gains rules in the income tax guide called *Capital Gains*.

Throughout this chapter, we use the terms "sell," "sold," "buy," or "bought." These words describe most capital transactions. However, the information in this chapter also applies to deemed dispositions or acquisitions. When reading this chapter, you can substitute the terms "disposed of" or "acquired" for "sold" or "bought," if they more clearly describe your situation.

List the dispositions of all your properties on Schedule 3, *Capital Gains (or Losses) in 1994*. You can get this schedule in the *General Income Tax Guide* and returns package.

You may be a member of a partnership that provides you with a Form T5013 Supplementary, *Statement of Partnership Income*. If the partnership has a capital gain, the partnership will allocate part of that gain to you. The gain will show on the partnership's financial statements, or on your T5013 slip.

### What is a capital gain?

You have a capital gain when you sell, or are considered to have sold, a capital property for more than its adjusted cost base plus the expenses or outlays you incurred to sell the property. A capital gain is the difference between your proceeds of disposition and the property's adjusted cost base, minus the expenses or outlays you incurred to dispose of the property.

In most cases, capital property includes land, buildings, and equipment that you used in your farming business. Therefore, capital property includes depreciable and non-depreciable property.

Not all of your capital gain is taxable. For 1994, your taxable capital gain is 75% of your capital gain. You have to include your taxable capital gain in income.

A disposition of depreciable property may result in a capital cost allowance recapture. We explain recapture on page 31 in Chapter 3.

### What is a capital loss?

You have a capital loss when you sell, or are considered to have sold, non-depreciable capital property, such as most

land, for less than its adjusted cost base and the expenses or outlays you incurred to sell the property. The capital loss is the difference between the adjusted cost base of the property before you sold it and your proceeds of disposition, minus any expenses or outlays you incurred to sell the property.

Not all of your capital loss is deductible. For 1994, your allowable capital loss is 75% of your capital loss. You can only deduct an allowable capital loss from a taxable capital gain.

A loss on a disposition of depreciable property may only result in a terminal loss. We explain terminal loss on page 32 in Chapter 3.

### Definitions

Before you can determine your capital gain or capital loss, you will need to know the following terms.

#### Proceeds of disposition

In most cases, the proceeds of disposition is the price you sold your property for. We define "proceeds of disposition" on page 28 in Chapter 3.

#### Adjusted cost base (ACB)

The adjusted cost base (ACB) is the original cost of the property (including expenses you paid to buy it, such as commissions and legal fees), plus other costs, such as the cost of any additions, or the cost to renovate or improve the property.

#### Selling expenses

Selling expenses include costs such as commissions, surveyors' fees, transfer taxes, and advertising costs.

#### Fair market value (FMV)

This is generally the highest dollar value that you can get for your property in an open and unrestricted market between a willing buyer and a willing seller who are dealing at arm's length with each other. We define "non-arm's-length transaction," on page 28.

### How to calculate your capital gain or loss

To calculate your capital gain or capital loss, use the following formula:

Proceeds of disposition	_____ A
Selling expenses	_____ B
A minus B	_____ C
Adjusted cost base	_____ D
C minus D = Capital gain (loss)	_____ E

**Note**

You have to separately calculate the capital gain or loss on each property.

**Did you sell capital property in 1994 that you owned before 1972?**

If you did, you have to apply a special set of rules when you calculate your capital gain or capital loss, since you did not have to pay tax on capital gains before 1972. To help you calculate your gain or loss from the sale of property you owned before 1972, use Form T1105, *Supplementary Schedule for Dispositions of Capital Property Acquired Before 1972*. You can get this form from your income tax office.

**Disposition of farmland that includes your principal residence**

Your home is often your principal residence. If your home was your principal residence for every year you owned it, you do not pay tax on any capital gains from its disposition. Therefore, if in 1994 you sold farmland that included your home, only part of the gain is taxable. You can choose one of two methods to determine your taxable capital gain. Try both methods so you can decide which one is best for you.

We usually consider one acre of land on which your residence is situated to be part of your principal residence. We will allow you more if you can prove that you needed more land to use and enjoy your principal residence.

**Method 1**

Separately calculate the capital gain on your principal residence and each of your farm properties. To do this, apportion the proceeds of disposition, the ACB, and any selling expenses between:

- your principal residence; and
- each of your farm properties.

Then, calculate the **taxable** capital gain on your principal residence, if any, and each of the farm properties.

Value the land that is part of your principal residence at one of the following two amounts, whichever is **more**:

- the FMV of the land; or
- the FMV of a comparable residential building site in the area.

**Example**

Helena sold her 32 acre farm, which included her principal residence. One acre of land is part of her principal residence. Helena has these details:

**Value of land when she purchased her farm**

FMV of similar farmland per acre	\$ 7,500
FMV of a typical residential building site in the area	\$ 15,000

**Value of land when she sold her farm**

FMV of similar farm land per acre	\$ 12,000
FMV of a typical residential building site in the area	\$ 25,000

**Adjusted cost base (ACB)**

Land	\$120,000
House	60,000
Barn	16,000
Silo	4,000
<b>Total</b>	<b>\$200,000</b>

**Proceeds of disposition**

Land	\$200,000
House	75,000
Barn	20,000
Silo	5,000
<b>Total</b>	<b>\$300,000</b>

Proceeds of disposition	Principal residence	Farm properties	Total
Land	\$ 25,000*	\$175,000	\$200,000
House	75,000		75,000
Barn		20,000	20,000
Silo		5,000	5,000
	<u>\$100,000</u>	<u>\$200,000</u>	<u>\$300,000</u>

Minus:  
**ACB**

Land	\$ 15,000*	\$105,000	\$120,000
House	60,000		60,000
Barn		16,000	16,000
Silo		4,000	4,000
	<u>\$ 75,000</u>	<u>\$125,000</u>	<u>\$200,000</u>

<b>Gain on sale</b>	\$ 25,000	\$ 75,000	\$100,000
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Minus:

Gain on principal residence**	25,000		25,000
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<b>Capital gain</b>	<u>NIL</u>	<u>\$ 75,000</u>	<u>\$ 75,000</u>
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**Taxable capital gain**

(75% × \$75,000)			<u>\$ 56,250</u>
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\* Helena uses the value of a typical residential building site for the land that is part of her principal residence, since the FMV of a typical site in the area is more than the FMV of one acre of farmland.

\*\* Because Helena's home was her principal residence during all the years she owned it, the capital gain is not taxable.

**Note**

If your home **was not** your principal residence for every year you owned it, there could be a capital gain on it that you have to include in your income. Form T2091(IND.), *Designation of a Property as a Principal Residence by an Individual (Other than a Personal Trust)*, will help you calculate the number of years that were entitled to designate your home as your principal residence and calculate the part of your gain, if any, that is taxable. You can get this form from your income tax office.

**Method 2**

Determine the capital gain on your land and your principal residence. To the gain, then apply a reduction of \$1,000, plus \$1,000 for each year after 1971 the property was your principal residence and you were a resident of Canada. Using Method 2, you can reduce a gain to nil, but you cannot create a loss.

To calculate your capital gain, use the following formula:

Proceeds of disposition	_____	A
Selling expenses	_____	B
A minus B	_____	C
Adjusted cost base	_____	D
Capital gain before reduction — C minus D	_____	E
Method 2 reduction	_____	F
Capital gain after reduction — E minus F	_____	G

**Note**

Transfer the entries at lines A, B, D, and G to the relevant columns on Schedule 3, under "Qualified farm property" or "Other securities and properties — Real estate and depreciable property."

If you choose this method, attach a letter to your income tax return that includes the following information:

- you sold your farm and are electing under subparagraph 40(2)(c)(ii) of the *Income Tax Act*;
- a description of the property you sold; and
- the number of years after 1971 the farmhouse was your principal residence during which you were a resident of Canada (if you purchased your farm after 1971, give the date you purchased it).

To show the value of your property, in whichever of the two methods you choose, keep documents that have the following information:

- a description of the farm, including the size of the buildings and construction type;
- the cost and date of the purchase;
- the cost of any additions or improvements you made to the property;

- the assessment for property tax purposes;
- any insurance coverage;
- the type of land (arable, bush, or scrub); and
- your type of farm operation.

If you need more details, read Interpretation Bulletin IT-120, *Principal Residence*.

**Restricted farm losses**

You may have a capital gain from farmland you sell in 1994. You may also have restricted farm losses from prior years that you have not yet used. In this case, you can deduct part of these losses from the gain. The part you can deduct is the property taxes and the interest on money you borrowed to buy the land which was included in the calculation of the restricted farm loss in question.

You cannot use the restricted farm loss to create or increase a capital loss on the sale of your farmland.

**Qualified farm property and cumulative capital gains deduction**

If you have a taxable capital gain from the sale of qualified farm property, you may be able to claim a capital gains deduction. We explain qualified farm property below. For details on how to calculate your capital gains deduction, see the income tax guide called *Capital Gains*.

The maximum capital gains deduction you can claim for dispositions of qualified farm property is \$375,000 (\$500,000 × 75%) minus any capital gains deduction you claimed for other properties, since only three-quarters of your gain is taxable.

You may be a member of a partnership that sold capital property. In this case, the partnership includes any taxable capital gain in its income. However, as a partner, you can only claim the capital gains deduction for your share of the gain.

**What is qualified farm property?**

Qualified farm property is property you or your spouse own. It is also a family-farm partnership in which you or your spouse hold an interest. We define spouse on page 20.

Qualified farm property includes:

- a share of the capital stock of a family-farm corporation that you or your spouse own;
- an interest in a family-farm partnership that you or your spouse own;
- real property, such as land and buildings; and
- eligible capital property, such as milk and egg quotas.

**Real property or eligible capital property as qualified farm property**

Real property or eligible capital property is qualified farm property only if it is used to carry on a farming business in Canada by any **one** of the following:

- you, your spouse, or any of your parents or children (we define children on page 19);

- the beneficiary of a personal trust, or the spouse, parent or child of such a beneficiary;
- a family-farm corporation where any of the above persons owns a share of the corporation; or
- a family-farm partnership where any of the above persons owns an interest in the partnership.

You may have bought or entered an agreement to buy real or eligible capital property before June 18, 1987. We consider you to have used this property in carrying on a farming business in Canada if you meet **one** of these conditions:

- in the year you disposed of the property, it or the property it replaced was used in a farming business in Canada by any of the above persons or a family-farm partnership or corporation; or
- the property was used in a farming business in Canada for at least five years, and was owned by any of the above persons or a family-farm partnership.

We will consider real or eligible capital property bought at any time to be used to carry on a farming business in Canada if you meet the following conditions.

Throughout the 24 months before the sale, you, your spouse, any of your children, parents, a personal trust, or a family-farm partnership (in which any of these persons have an interest) must have owned the property. Also, **one** of the following conditions must be met:

- the property or the property it replaced was used mainly in a farming business in Canada in which any of the above persons were actively engaged on a regular and ongoing basis. Also, in at least two of the years, the person's gross income from the farming business was larger than the person's income from all other sources in the year; or
- a family-farm partnership or corporation used the property mainly to carry on a farming business in Canada throughout a period of at least 24 months. Also, during this time, you, your spouse, any of your children, or your parents must have been actively engaged in the farming business.

### Special registered retirement savings plan (RRSP) rule for farmers

The cumulative capital gains deduction came into effect in 1985. Therefore, the special RRSP contribution is only available for qualified farm property sold in 1984.

You may have disposed of qualified farm property in 1984 and had a gain on the sale. Also, you may be adding this gain to income over a number of years by reserves. In this case, you can still claim the special RRSP contribution.

You can contribute to your RRSP each year you include part of the 1984 gain in income. Note that the maximum lifetime amount you can contribute is \$120,000, based on the number of years before 1984 in which you were a full-time farmer. For more details, contact your income tax office.

### Transfer of farm property to a child

You may transfer Canadian farm property to your child. When you do this, you can postpone tax on any capital gain as long as **both** of these conditions are met:

- your child is a resident of Canada just before the transfer; and
- the farm property is used mainly in a farming business in which you, your spouse, or any of your children were actively engaged on a regular and ongoing basis before the transfer.

We define child on page 19.

You can postpone the taxable capital gain and any recapture of capital cost allowance until the child sells the property.

The following types of properties qualify for this transfer:

- farmland;
- depreciable property, including buildings; and
- eligible capital property;

Furthermore, a share of the capital stock of a family farm corporation; and an interest in a family farm partnership also qualify for this transfer if your child is a resident of Canada just before the transfer.

For most property, the transfer price can be any amount between the adjusted cost base (ACB) and its fair market value (FMV).

For depreciable property, the transfer price can be any amount between its undepreciated capital cost (UCC) and FMV.

For eligible capital property, the transfer price can be any amount between:

- its fair market value; and

$$4/3 \times \frac{\text{Your cumulative eligible capital from the farm business}}{\text{FMV of the property}} \times \frac{\text{FMV of all your eligible capital property from the farming business}}{\text{FMV of the property}}$$

#### Example

Sean wants to transfer these farm properties to Vicky, his 19-year-old daughter.

Land	ACB	.....	\$ 85,000
	FMV at the time of transfer	...	\$100,000
Combine	FMV	.....	\$ 9,000
	UCC at the time of transfer	...	\$ 7,840

Therefore, Sean can transfer:

- the land at any amount between \$85,000 (ACB) and \$100,000 (FMV); and
- the combine at any amount between \$7,840 (UCC) and \$9,000 (FMV).

If Sean chooses to transfer the land at its ACB and the combine at its UCC, he postpones any taxable capital gain and any recapture of CCA. Also, if he does this, we consider that Vicky acquires the land at \$85,000 and the combine at \$7,840. When Vicky disposes of the land and the combine, she includes in her income any taxable capital gain and recapture that Sean postpones.

For more details, see Interpretation Bulletin IT-268, *Inter Vivos Transfer of Farm Property to Child*, and its Special Release.

### Transfer of farm property to a child if a parent dies in 1994

We allow a tax-free transfer of a deceased taxpayer's Canadian farm property to a child if **all** of these conditions are met:

- the child was resident in Canada just before the parent's death;
- the property was used mainly in a farming business on a regular and ongoing basis by the deceased, the deceased's spouse, or any of the children, before the parent's death; and
- the property transfers to the child no later than 36 months after the parent's death (in some cases, we may allow the transfer, even if it took place later than 36 months after the parent's death. For more details, contact your income tax office).

We define child on page 19.

The following types of farm property qualify for this transfer:

- land and buildings, or other depreciable property used in a farming business; and
- a share of the capital stock of a family farm corporation, and an interest in a family farm partnership also qualify for this transfer if the child was resident in Canada just before the parent's death and the property transfers to the child no later than 36 months after the parent's death (in some cases, we may allow the transfer, even if it took place later than 36 months after the parent's death. For more details contact your income tax office).

For most property, the transfer price can be any amount between the adjusted cost base (ACB) and its fair market value (FMV).

For depreciable property, the transfer price can be an amount between the property's fair market value and a special amount. For more information, see chapter 4 called "Deemed Disposition of Property" in the income tax guide called *Preparing Returns for Deceased Persons*.

The deceased's legal representative will choose the amount in the year of death. We consider that the child acquires these properties at the amount chosen.

Similar rules also apply for property that a deceased person leased to the family-farm corporation or partnership.

If a child gets a farm from a parent and the child later dies, the property can be transferred to the surviving parent, based on the same rules.

Shares or other property of a family-farm holding corporation can also be transferred based on the same rules from a spouse trust to a child of the settlor.

For more details on these transfers, see Interpretation Bulletin IT-349, *Intergenerational Transfers of Farm Property on Death*, and its Special Release, and IT-449, *Meaning of "Vested Indefeasibly."*

### Transfer of farm property to a spouse

A farmer can make a transfer of farm property to a spouse or a spouse trust during the farmer's lifetime. At the time of the transfer, you can postpone any taxable capital gain or recapture of CCA.

If the spouse later disposes of the property, the farmer reports any taxable capital gain, not the spouse. This rule applies to transfers made after 1971 where the farmer is living at the time the spouse sells the property. However, there are exceptions to this rule. For more details, see Interpretation Bulletin IT-511, *Interspousal Transfers and Loans of Property made after May, 1985*.

A transfer of farm property can also occur after the farmer dies. For more information, see chapter 4 called "Deemed Disposition of Property" in the income tax guide called *Preparing Returns for Deceased Persons*.

### Other special rules

Other rules allow you to postpone paying tax on capital gains.

#### Reserves

When you dispose of a capital property, you usually receive full payment at that time. However, sometimes you receive the amount over a number of years. For example, you may sell a capital property for \$50,000 and receive \$10,000 at the time of the sale. You receive the remaining \$40,000 over four years. In this situation, you can claim a reserve. Generally, a reserve allows you to defer reporting part of the capital gain to the year in which you receive the proceeds. However, there is a limit to the number of years you can do this. For more information on reserves, see the income tax guide called *Capital Gains*.

#### Exchanges or expropriations of property

There are special rules that apply when you dispose of a property and replace it with a similar one, or when someone expropriates your property. For more details, see Interpretation Bulletin IT-259, *Exchanges of Property* and its Special Release. You may also want to see IT-271, *Expropriations — Time and Proceeds of Disposition*, and IT-491, *Former Business Property*, and its Special Release.



## Chapter 7 Investment Tax Credit

The investment tax credit lets you subtract, from the taxes you owe, part of the cost of some types of property. You may be able to claim this tax credit if you bought qualifying property in 1994. You may also be able to claim the credit if you have unused investment tax credits from years before 1994.

Beginning for 1994, the annual limit on investment tax credit claims has been eliminated. This allows you to fully claim your investment tax credits against your federal Part I and Part I.1 tax payable. This change applies to current year investment tax credits and those you previously earned but that you have not yet claimed. Investment tax credits being carried back to a year prior to 1994 will still be subjected to the previous annual limit.

### Note

Under proposed legislation, beginning for 1995, the existing specified percentages you use to calculate your investment tax credits will be changed or discontinued as follows:

- The rate for qualified expenditures for scientific research and experimental development to be carried out in the Atlantic provinces or the Gaspé Peninsula will be reduced from 30% to 20%. Expenditures incurred pursuant to a written agreement you entered into before February 22, 1994, will still qualify for a 30% rate.
- The rate for qualified property to be used in the Atlantic provinces, the Gaspé Peninsula, or a prescribed offshore region will be reduced from 15% to 10%. Qualified property you acquired pursuant to a written agreement of purchase you entered into before February 22, 1994, under construction by you or on your behalf before that date, or machinery or equipment that will be a fixed and integral part of property under construction by you or on your behalf before that date, will still qualify for a 15% rate.
- The 30% rate for certified property will be discontinued for property you acquired after 1994. Certified property you acquired pursuant to a written agreement of purchase you entered into before February 22, 1994, under construction by you or on your behalf before that date, or machinery or equipment that will be a fixed and integral part of property under construction by you or on your behalf before that date, will still qualify for an investment tax credit.

### What is a refundable investment tax credit?

#### Property purchased, or expenditures made, in 1994

You may be able to claim a refundable investment tax credit if you purchased one of the following types of property, or made the following expenditure, in 1994:

- qualified property;
- certified property; or
- qualified expenditure.

In all cases, the property you bought has to be new and available for use. A property is available for use when the seller delivers it and it is in working order. For the definition of "available for use", see page 28 in Chapter 3.

### Qualified property

This includes some types of new buildings, machinery, and equipment which are prescribed in section 4600 of the *Income Tax Regulations*. You must acquire the property and use it for designated purposes in specific areas.

We cannot list in this guide all the properties that qualify. To determine if your property qualifies, contact your income tax office.

Designated purposes include activities such as logging, storing grain, producing industrial minerals, manufacturing or processing goods for sale or lease, farming, and fishing. For a list of other designated purposes, see Interpretation Bulletin IT-331, *Investment Tax Credit*, or contact your income tax office.

The specific areas are Newfoundland, Prince Edward Island, Nova Scotia, New Brunswick, the Gaspé Peninsula, or a prescribed offshore region. A prescribed offshore region is the area off the east coast of Canada that we consider to be part of Canada.

### Certified property

This is a particular type of qualified property. To determine if your property qualifies, contact your income tax office.

To qualify, you have to acquire the property to use in a prescribed area. You will find a list of these areas in Information Circular 78-4, *Investment Tax Credit Rates*, and its Special Release.

The property must be part of a facility approved under the *Regional Development Incentives Act*. A facility means the structures, machinery, and equipment that make up the necessary parts of a manufacturing or processing operation. There are some limits for resource-based industries.

### Qualified expenditure

To be a qualified expenditure, the amount has to be for scientific research and experimental development. For more details, see Information Circular 86-4, *Scientific Research and Experimental Development*.

### Property purchased or expenditures made before 1994

You may have purchased property or made expenditures before 1994 that are eligible for the credit. However, you may not have used all the credit in the year you earned it, or in the three prior years. In this case, you may be able to apply any unused credit in 1994. To do this, complete Part A of Form T2038 (IND.), *Investment Tax Credit (Individuals) 1994 and Subsequent Years*.

### What is a non-refundable investment tax credit?

#### Qualified small-business property

You may be able to claim an additional 10% non-refundable temporary small-business investment tax credit if you acquired qualified small-business property after December 2, 1992, and before 1994.

Qualified small-business property is new and unused property you acquired, for use **anywhere in Canada**, that otherwise qualifies as certified property, qualified construction equipment, qualified property (other than prescribed buildings), or qualified transportation equipment.

Property leased to a person with whom you did not deal at arm's length qualifies for this non-refundable credit if the person uses the property in Canada for a designated purpose. However, leased property in an arm's length transaction and buildings will not be eligible for this credit. We define non-arm's-length transaction on page 28.

When the property became available for use does not affect whether or not the property qualifies for this non-refundable investment tax credit, as long as it was acquired during the specified period. However, you cannot include an amount in the calculation of your investment tax credit claim until the property becomes available for use. Therefore, you have to include in your 1994 investment tax credit calculation the cost of your qualified small-business property that became available for use in 1994.

For more details on qualified small-business property, contact your income tax office.

### How to calculate your 1994 investment tax credit

Base the investment tax credit on a percentage of the investment cost (the cost of the property). The specified percentage you use to calculate the credit is on Form T2038 (IND.), *Investment Tax Credit (Individuals) 1994 and Subsequent Years*.

If you are a member of a partnership, you should only include your portion of the partnership's investment or expenditure.

In some cases, you may have to either increase or decrease your investment cost. You have to decrease your investment cost by the amount of any reimbursement, inducement, and government or non-government assistance (including grants, subsidies, forgivable loans, or deduction from tax and investment allowances) that we can reasonably consider as related to the property or expenditure. If you repay any of this assistance, add the repayment to the investment cost. Calculate the credit for any repayment using the same percentage you used for the original investment cost.

Determine your credit at the end of the calendar year. However, the fiscal year-end of your farming business may differ from the end of the calendar year. In this case, include any credit you earn on the property you buy in the part of the calendar year that is after your fiscal year-end. For example, suppose your fiscal period ends on June 30, 1994 and you buy property in November 1994, that is eligible for a credit. You can claim a credit when you file your 1994 income tax return for the property you bought in November.

### How to claim your 1994 credit

You can use the credit that you earn in 1994 to reduce your federal tax and surtax for the year, for a prior year, or for a future year.

### Current-year claim

To calculate your claim to reduce your federal tax for 1994, complete Section I of Form T2038 (IND.), *Investment Tax Credit (Individuals) 1994 and Subsequent Years*. Enter the amount of your credit on line 412 of your income tax return. If a partnership or trust made the investments, enter only your share.

To determine your claim to reduce your federal individual surtax for 1994, complete Section II of the form. Enter the amount of your credit on line 518 of Schedule 1 and include it with your income tax return.

### Carry back to prior years

You can carry back the credit you earn in 1994 for up to three years and use it to reduce your federal tax and surtax in those years. To do this, complete Part B of Form T2038 (IND.), *Investment Tax Credit (Individuals) 1994 and Subsequent Years*.

### Carry forward to future years

You can carry forward, for up to 10 years, a credit you earn in 1994 that you did not use to reduce taxes in 1994 or in a prior year. However, you lose any credits you do not use within 10 years of earning them.

### Refund of investment tax credit

If you do not use all of your refundable investment tax credit to reduce your taxes in the year or in the three prior years, we may refund up to 40% of your unused credit to you in cash. You can only claim this refund in the year you buy property or make an expenditure that qualifies for the credit.

To calculate your refund, complete Part B of Form T2038 (IND.), *Investment Tax Credit (Individuals) 1994 and Subsequent Years*. Enter this amount on line 454 of your income tax return. If a partnership or trust made the investments, enter only your share of the amount.

### Adjustments

The amount of the credit you claim or that we refund to you in 1994 will reduce the capital cost of the property. Any 1994 credit you carry back to a prior year will also reduce the capital cost of the property. Make this adjustment in 1995. This adjustment will reduce the amount of capital cost allowance you can claim for the property. It will also affect your capital gain when you dispose of the property.

You might have claimed a credit or received a refund for 1994 for a property that you already disposed of. In addition, you might still have other property in the same class. If so, you have to reduce the undepreciated capital cost of the class for 1995 by the amount of the credit you claimed or received as a refund. If, after the disposition, you do not have any property left in the same class, include in your 1995 income, the amount of the credit you claimed or received as a refund.

You have to reduce your scientific research and development (SR&ED) pool by the amount you claim in 1994 as an investment tax credit for SR&ED. Make this adjustment in 1995.

## Chapter 8

# What Happens After You File Your Income Tax Return?

### Notice of Assessment

When we first process your 1994 income tax return, we limit our review. Most of the time, we base your *Notice of Assessment* on the income you report and the deductions you claim. However, sometimes we will contact you before we issue your *Notice of Assessment*, in order to clarify the information you have given us.

Although, we may initially accept the income and deductions you reported, we may select your income tax return for further review or audit some time after the initial processing and assessment period. We may also contact you after this if you did not file the necessary information with your return.

### Prior-year refund

You can file a return to claim a refund for the 1985 taxation year or any year after that. If you are filing an income tax return for a year before 1994, make sure to attach receipts for all the deductions or credits you are claiming.

### Reassessment

If you need to make a change to your income tax return, send a letter and any supporting documents to your taxation centre. Your letter should give all the details, including your social insurance number, the telephone number where we can reach you during the day, and the taxation years you want us to adjust. **Do not file another income tax return for the taxation year you want adjusted.** See the telephone listings included in the General income tax package for your taxation centre's address.

### Note

If you did not provide supporting documents for your original claim when you sent in your return, you have to provide them for both your original claim and the changes you want to make.

We can reassess an income tax return, or assess tax, interest, or penalties, within the following time limits:

- three years from the day we mail your original *Notice of Assessment* or notice that no tax is payable for the year; and
- six years from the day we mail your original *Notice of Assessment* to allow or change a carry-back of a loss or unused investment tax credit.

You can ask us to adjust your tax return for 1985 and later tax years in some cases. Such a request should be for either a refund beyond three years, or to reduce your taxes owing. You can ask us to waive or cancel interest and penalties in some cases. You can also ask us to make a late or amended election, or to revoke an original election for tax years back to 1985. To do this, you have to give us the details in writing. It usually takes eight weeks before we mail you a *Notice of Reassessment*.

If you need help, contact your income tax office or see the following Information Circulars:

- Information Circular 92-1, *Guidelines for Accepting Late, Amended or Revoked Elections*;
- Information Circular 92-2, *Guidelines for the Cancellation and Waiver of Interest and Penalties*; and
- Information Circular 92-3, *Guidelines for Refunds Beyond the Normal Three-Year Period*.

In some cases, we will not reassess an income tax return when you make an informal request unless you make the request within the time limits for filing an objection. We explain these cases in Information Circulars 75-7, *Reassessment of a Return of Income*, and 84-1, *Revision of Capital Cost Allowance Claims and Other Permissive Deductions*.

### Review or audit — Inspection of records

A self-assessment tax system only works when we regularly check income tax returns. We will correct obvious errors when we first process your income tax return and before we issue the *Notice of Assessment*. We carry out in-depth reviews, such as audits, after we issue the *Notice of Assessment*.

Our audit may show that you do not keep adequate books and records. When this happens, we will ask you for a written agreement which states you will properly keep all books and records. We may follow up by sending you a letter or by visiting you.

If you do not keep adequate books and records within the time we give, we may give you a formal requirement letter. This letter will describe the documents and information you have to keep and explain the penalties for failing to comply. If you still do not comply, we may prosecute.

### Appeal process

If you do not agree with your *Notice of Assessment*, you can object, or appeal. You must file the objection by one of the following dates, whichever is latest:

- 90 days from the date we mail the *Notice of Assessment* for the year; or
- one year from the date you have to file an income tax return for the year.

You can object by filing Form T400A, *Objection*. You can also appeal by writing to the chief of Appeals at your income tax office.

When we get your T400A or letter, we will review the assessment. We may then confirm, change, or cancel your assessment. If we do not allow the objection, we will notify you by mail. You can then appeal to the Tax Court of Canada within 90 days.

While you wait for us or a court to decide your appeal, you do not have to pay the disputed amount. However, the amount is still subject to the usual interest charges.

## Capital cost allowance (CCA) rates

In, this list you will find the more common depreciable properties a farming business may use. We show the CCA rates at the end of the list.

Depreciable property	Part XI Class no.	Depreciable property	Part XI Class no.
Aircraft — Acquired before May 26, 1976	16	Harness	10
Aircraft — Acquired after May 25, 1976	9	Harrows	8
Automobiles	10	Hay balers and stokers	
Bee equipment	8	Drawn	8
Boats and component parts	7	Self-propelled	10
Breakwaters		Hay loaders	8
Cement or stone	3	Ice machines	8
Wood	6	Incubators	8
Brooders	8	Irrigation equipment — Overhead	8
Buildings and component parts		Irrigation ponds	6
Wood, galvanized, or portable	6	Leasehold interest	13
Other:		Manure spreaders	8
Acquired after 1978 and before 1988*	3	Milking machines	8
Acquired after 1987	1	Mixers	8
Fruit and vegetable storage (after Feb. 19, 1973)	8	Mowers	8
Casing, cribwork for waterwells	8	Nets	8
Chain saws	10	Office equipment	8
Cleaners — Grain or seed	8	Outboard motors	10
Combines		Passenger vehicles (see Chapter 3)	10 or 10.1
Drawn	8	Piping — Permanent	2
Self-propelled	10	Planters — All types	8
Computer hardware and systems software	10	Ploughs	8
Coolers — Milk	8	Pumps	8
Cream separators	8	Rakes	8
Cultivators	8	Roads or other surface areas — Paved or concrete	17
Dams		Silo	8
Cement, stone, or earth	1	Silo fillers	8
Wood	1	Sleighs	10
Discs	8	Sprayers	8
Diggers — All types	8	Stable cleaners	8
Docks	3	Stalk cutters	8
Drills — All types	8	Swathers	
Dugouts, dikes, and lagoons	6	Drawn	8
Electric-generating equipment (not more than 15 kW)		Self-propelled	10
Acquired after May 25, 1976	8	Tile drainage — Acquired before 1965	8
Acquired before May 26, 1976	9	Tillers — All types	8
Electric motors	8	Thrashers	8
Elevators	8	Tools	
Engines — Stationary	8	Less than \$200	12
Fences — All types	6	\$200 and more	8
Forage harvesters		Tractors	10
Drawn	8	Trailers	10
Self-propelled	10	Trucks	10
Graders — Fruit or vegetable	8	Trucks (freight)	16
Grain-drying equipment	8	Wagons	10
Grain loaders	8	Water towers	6
Grain separators	8	Weeder	8
Grain-storage building		Welding equipment	8
Wood, galvanized steel	6	Well equipment	8
Other	1	Wharves	
Greenhouses (all except as noted below)	6	Cement, steel, or stone	3
Greenhouses of rigid frames covered with replaceable flexible plastic (this applies to tax years after 1988 for greenhouses acquired after 1987)	8	Wood	6
Grinder	8	Windchargers	8
		Wind-energy conversion equipment	34

\* You may add to or alter a class 3 building after 1987. In this case, there is a limit on the amount you can include in class 3. The most you can include in class 3 is the lower of \$500,000 or 25% of the building's cost on December 31, 1987. In class 1, include any costs you incur that are over this limit.

Rates — Part XI			
Class 1	4 %	Class 7	15 %
Class 2	6 %	Class 8	20 %
Class 3	5 %	Class 9	25 %
Class 6	10 %	Class 10	30 %
		Class 10.1	30 %
		Class 12	100 %
		Class 16	40 %
		Class 17	8 %

For details on the CCA rates for classes 13 and 34, contact your income tax office.

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# How to calculate the mandatory inventory adjustment (MIA)

See page 22 in Chapter 2 for instructions on how to complete these charts.

## Chart 1 Cash cost of purchased inventory

Enter the amount you paid by the end of your 1994 fiscal period for the specified animals you bought:

- in your 1994 fiscal period \_\_\_\_\_ A
- in your 1993 fiscal period \_\_\_\_\_ B
- in your 1992 fiscal period \_\_\_\_\_ C
- in your 1991 fiscal period \_\_\_\_\_ D
- in your 1990 fiscal period \_\_\_\_\_ E
- in your 1989 fiscal period \_\_\_\_\_ F
- before your 1989 fiscal period \_\_\_\_\_ G\*

\* To determine the amount for line G, multiply the amount you paid by the percentage shown below, and enter the result in the "Cash cost" column. Then, total all the years and enter this total on line G.

Fiscal period of purchase	Amount paid	Percentage	Cash cost
1988	_____	100%	\$ _____
1987 & 1986	_____	50%	_____
1985 & prior	_____	25%	_____
<b>Total</b>			<b>\$ _____</b>

Enter the amount you paid by the end of your 1994 fiscal period for all the other inventory you bought:

- in your 1994 fiscal period \_\_\_\_\_ H
- in your 1993 fiscal period \_\_\_\_\_ I
- in your 1992 fiscal period \_\_\_\_\_ J
- in your 1991 fiscal period \_\_\_\_\_ K
- in your 1990 fiscal period \_\_\_\_\_ L
- in your 1989 fiscal period \_\_\_\_\_ M
- before your 1989 fiscal period \_\_\_\_\_ N

## Chart 2 Value of purchased inventory for specified animals

### Inventory bought in your 1994 fiscal period

Enter an amount that is not more than the amount on line A, but not less than 70% of this amount. \_\_\_\_\_ O

### Inventory bought in your 1993 fiscal period

Enter an amount that is not more than the amount on line B, but not less than 70% of the total of the value at the end of your 1993 fiscal period, plus any amounts paid in your 1994 fiscal period toward the purchase price. \_\_\_\_\_ P

### Inventory bought in your 1992 fiscal period

Enter an amount that is not more than the amount on line C, but not less than 70% of the total of the value at the end of your 1993 fiscal period, plus any amounts paid in your 1994 fiscal period toward the purchase price. \_\_\_\_\_ Q

### Inventory bought in your 1991 fiscal period

Enter an amount that is not more than the amount on line D, but not less than 70% of the total of the value at the end of your 1993 fiscal period, plus any amounts paid in your 1994 fiscal period toward the purchase price. \_\_\_\_\_ R

### Inventory bought in your 1990 fiscal period

Enter an amount that is not more than the amount on line E, but not less than 70% of the total of the value at the end of your 1993 fiscal period, plus any amounts paid in your 1994 fiscal period toward the purchase price. \_\_\_\_\_ S

### Inventory bought in your 1989 fiscal period

Enter an amount that is not more than the amount on line F, but not less than 70% of the total of the value at the end of your 1993 fiscal period, plus any amounts paid in your 1994 fiscal period toward the purchase price. \_\_\_\_\_ T

### Inventory bought before your 1989 fiscal period

Enter an amount that is not more than the amount on line G, but not less than 70% of the total of the value at the end of your 1993 fiscal period, plus any amounts paid in your 1994 fiscal period toward the purchase price. \_\_\_\_\_ U

**Chart 3**  
**Value of purchased inventory**  
**for all other inventory**

- Inventory bought in your 1994 fiscal period**  
 Enter the amount on line H or the fair market value, whichever is less. \_\_\_\_\_ V
- Inventory bought in your 1993 fiscal period**  
 Enter the amount on line I or the fair market value, whichever is less. \_\_\_\_\_ W
- Inventory bought in your 1992 fiscal period**  
 Enter the amount on line J or the fair market value, whichever is less. \_\_\_\_\_ X
- Inventory bought in your 1991 fiscal period**  
 Enter the amount on line K or the fair market value, whichever is less. \_\_\_\_\_ Y
- Inventory bought in your 1990 fiscal period**  
 Enter the amount on line L or the fair market value, whichever is less. \_\_\_\_\_ Z
- Inventory bought in your 1989 fiscal period**  
 Enter the amount on line M or the fair market value, whichever is less. \_\_\_\_\_ AA
- Inventory bought before your 1989 fiscal period**  
 Enter the amount on line N or the fair market value, whichever is less. \_\_\_\_\_ BB

**Chart 4**  
**Fixed-dollar method**

Enter the amount of your net loss from line 8237 of Form T2042 \$ \_\_\_\_\_ CC

Enter the value of your inventory from Charts 2 and 3:

- the amount on line O \$ \_\_\_\_\_
- the amount on line P \_\_\_\_\_
- the amount on line Q \_\_\_\_\_
- the amount on line R \_\_\_\_\_
- the amount on line S \_\_\_\_\_
- the amount on line T \_\_\_\_\_
- the amount on line U \_\_\_\_\_
- the amount on line V \_\_\_\_\_
- the amount on line W \_\_\_\_\_
- the amount on line X \_\_\_\_\_
- the amount on line Y \_\_\_\_\_
- the amount on line Z \_\_\_\_\_
- the amount on line AA \_\_\_\_\_
- the amount on line BB \_\_\_\_\_

**Total value of inventory** \$ \_\_\_\_\_ \$ \_\_\_\_\_ DD

Enter the amount on line CC or line DD, whichever is less. \$ \_\_\_\_\_ EE

Deduct: 2,500\*

**MIA based on fixed-dollar method** (if negative enter "0") \$ \_\_\_\_\_ FF

\* If your 1994 fiscal period starts in 1994, use \$2,500.

If your 1994 fiscal period starts in 1993, use \$5,000.

If your fiscal period is shorter than 51 weeks, prorate as follows:

$$(\text{amount you deduct}) \times \frac{\text{number of days in your fiscal period}}{365}$$



**Chart 5**  
**Elective method**

If you are a member of a partnership, all the partners have to agree to use this method.

Enter the amount of your net loss from line 8237 of Form T2042            \$            GG

Enter the value of your inventory from Charts 2 and 3:

- the amount on line O \$
- the amount on line P
- the amount on line Q
- the amount on line R
- the amount on line S
- the amount on line T
- the amount on line V
- the amount on line W
- the amount on line X
- the amount on line Y
- the amount on line Z
- the amount on line AA

Total            \$                       \$            HH

Enter the value of your inventory from Charts 2 and 3:

- the amount on line U \$
- the amount on line BB

Total            \$                       \$            II

Line II  $\times$  6/7\*            JJ

Line HH + line JJ            \$            KK

The MIA is the lower of the amount on line GG or line KK            \$           

\* If your 1994 fiscal period starts in 1994, use 6/7.  
If your 1994 fiscal period starts in 1993, use 5/7.