

Alberta Custom Rates Survey

Crop and Pastureland Lease and Rental 2019



Alberta Agriculture and Forestry

April 2020

Alberta Custom Rates Survey

Crop and Pastureland Lease and Rental

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For more information regarding this content visit: alberta.ca

Introduction

This Custom Rate Survey was conducted by Alberta Agriculture and Forestry, Economics and Competitiveness Branch, Statistics and Data Development Section.

The data presented in this report was obtained by contacting producers and custom operators and thus represent actual charges. Please note that some instances may be “good neighbour rates” as opposed to commercial rates. The reader should be aware that varying conditions in different areas of the province could significantly affect the rates charged from year to year.

The intent of the survey is to provide producers with additional information to help with their farm management decisions. The quality of data is dependent on the cooperation received by producers as well as commercial custom operators. We would like to thank all those who willingly provided information for this report. If you are involved in any custom operations or in the leasing of crop or pastureland, and have not been contacted but wish to contribute, please contact Alberta Agriculture and Forestry, Economics and Competitiveness Branch, Statistics and Data Development Section.

This report was prepared by a team comprising of Reynold Jaipaul, Roy Larsen, Ashan Shoostarian, Guangzhi Liu, Melodie Mynzak, Marian Elson, and Mary Nucom for Alberta Agriculture and Forestry.

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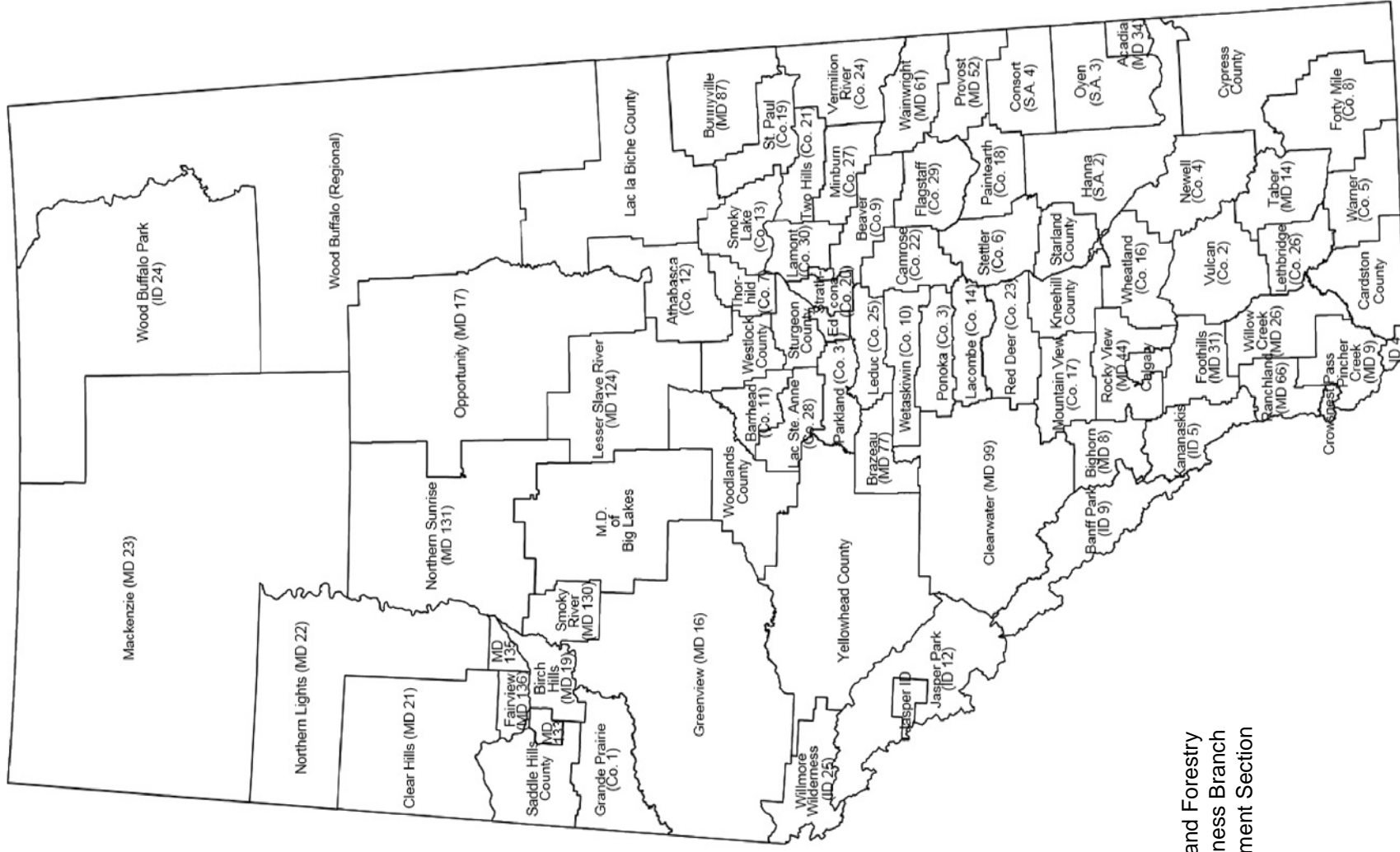
To view the custom rates reports on the Agriculture and Forestry website go to: alberta.ca

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Alberta Census Divisions and Municipalities



Source: Alberta Agriculture and Forestry
Economics and Competitiveness Branch
Statistics and Data Development Section

Alberta Municipalities Classified by Region

SOUTH REGION

Cardston County
Cypress County
MD of Foothills No. 31
County of Forty Mile No. 8
Lethbridge County
County of Newell
MD of Pincher Creek No. 9
MD of Ranchland No. 66
MD of Taber
Vulcan County
County of Warner No. 5
Wheatland County
MD of Willow Creek No. 26

CENTRAL REGION

MD of Acadia No. 34
MD of Bighorn No. 8
Calgary
Clearwater County
Kneehill County
Lacombe County
Mountain View County
County of Paintearth No. 18
Ponoka County
Red Deer County
Rocky View County
Special Area No. 2
Special Area No. 3
Special Area No. 4
Starland County
County of Stettler No. 6

NORTH EAST REGION

Beaver County
MD of Bonnyville No. 87
Camrose County
Flagstaff County
Lac La Biche County
Lamont County
County of Minburn No. 27
MD of Provost No. 52
Smoky Lake County
County of St. Paul No. 19
County of Two Hills No. 21
County of Vermilion River
MD of Wainwright No. 61

NORTH WEST REGION

Athabasca County
County of Barrhead No. 11
Brazeau County
Edmonton
Lac Ste. Anne County
Leduc County
MD of Lesser Slave River No. 124
Parkland County
Strathcona County
Sturgeon County
Thorhild County
Westlock County
County of Wetaskiwin No. 10
Woodlands County
Yellowhead County

NORTH WEST REGION

Athabasca County
County of Barrhead No. 11
Brazeau County
Edmonton
Lac Ste. Anne County
Leduc County
MD of Lesser Slave River No. 124
Parkland County
Strathcona County
Sturgeon County
Thorhild County
Westlock County
County of Wetaskiwin No. 10
Woodlands County
Yellowhead County

Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
S	County of Newell	BR	Y	W	5	4	400				400	\$150.00	F	LL pays land taxes, irrigation equipment and irrigation levies; T pays seeding, weed control, fertilizer and crop insurance	
S	Lethbridge County	BR	N	W	3	3	1,100				1,100	\$70.00	S, F	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance	
S	MD of Taber	BR	N	W	3	3	290				290	\$70.00	S, F	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance	
S	Wheatland County	DB	N	W	3	3	450				450	\$60.00	O	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance	
S	Wheatland County	DB	Y	W	3	3	195	65			260	\$110.00	O	LL pays land taxes, irrigation levies and irrigation equipment; T pays seeding, weed control, fertilizer and crop insurance	
C	Calgary	DB	N	W	1		335				335	\$60.00	1/2:1/2	F	LL pays land taxes, 50% of weed control, fertilizer, seeding, and crop insurance; T pays other 50% of weed control, seeding, fertilizer and crop insurance
C	Calgary	DB	N	W	1		410				410	\$60.00	1/2:1/2	F	LL pays land taxes, 50% of weed control, fertilizer, seeding, and crop insurance; T pays other 50% of weed control, seeding, fertilizer and crop insurance
C	Clearwater County	GW	N	V	3	3	250			70	320	\$50.00	S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance	
C	Clearwater County	GW	N	V	LT	Open				60	60		O	LL pays land taxes; T pays weed control, fertilizer, seeding, and crop insurance. Payment is \$4,000.00/season	

Legend: S – South C – Central NE – North East NW – North West P – Peace **Soil Type:** BR – Brown DB – Dark Brown TB – Thin Black BL – Black GW – Grey Wooded
Lease Form: W – Written V – Verbal LT – Long Term **Rent Due:** S – Spring F: Fall O- Other **Notes:** LL – Land Lord T: Tenant Y – Yes N – No

Prepared By: Alberta Agriculture and Forestry, Economics and Competitiveness Branch, Statistics and Data Development Section

Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
C	Clearwater County	GW	N	V	LT	Open		30	100		130			O	LL pays land taxes; T pays weed control, fertilizer, seeding, and crop insurance. Payment is \$5,000.00/season
C	Clearwater County	BL, GW	N	V	1	1		150		10	160		\$16.00 bu/acre barley	F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
C	Clearwater County	GW	N	V	1	1		70	30	60	160		\$50.00/acre	F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
C	Clearwater County	BL	N	V	3	1	105	100		115	320		\$65.00/acre	S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
C	Clearwater County	GW	N	W	4	2		80	380		460			S, F	LL pays land taxes; T pays fertilizer, weed control and seeding. Payment is \$9,000.00/season
C	Lacombe County	BL	N	W	3	2	300				300	\$100.00		S	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance
C	Mountain View County	BL	N	V	1	0	160	85			245	\$65.00		S	LL pays land taxes; T pays weed control, fertilizer, seeding, and crop insurance
C	Mountain View County	BL	N	V	1	1	116				116	\$75.00		S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance
C	Mountain View County	BL	N	V	1	0	220	60			280	\$75.00		S	LL pays land taxes; T pays weed control, fertilizer, seeding, and crop insurance

Legend: S – South C – Central NE – North East NW – North West P – Peace **Soil Type:** BR – Brown DB – Dark Brown TB – Thin Black BL – Black GW – Grey Wooded
Lease Form: W – Written V – Verbal LT – Long Term **Rent Due:** S – Spring F: Fall O- Other **Notes:** LL – Land Lord T: Tenant Y – Yes N – No

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Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
C	Mountain View County	BL	N	V	1	1	285				285	\$75.00	F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
C	Mountain View County	BL	N	V	1	1	110				110	\$80.00	S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
C	Ponoka County	GW	N	V	1	1	75				75	\$70.00	F	LL pays land taxes; T pays weed control, fertilizer, seeding, and crop insurance	
C	Ponoka County	GW	N	W	3	2	140				140	\$90.00	S, F	LL pays land taxes and crop insurance; T pays weed control, fertilizer and seeding	
C	Red Deer County	BL	N	V	3	3		85		75	160	\$65.00	S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance	
C	Red Deer County	GW	N	V	3	3	150			10	160	\$70.00	S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance	
C	Red Deer County	BL	N	V	3	3	400	45			445	\$75.00	S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance	
C	Red Deer County	BL	N	V	5	5	123				123	\$90.00	S, F	LL pays land taxes, 1/3 of weed control, 1/3 of seeding, 1/3 of fertilizer, 1/3 of crop insurance; T pays 2/3 of weed control, 2/3 of seed, 2/3 of fertilizer, 2/3 of crop insurance	
C	Red Deer County	BL	N	V			130				130		1/3:2/3	F	LL pays land taxes, 1/3 of weed control, 1/3 of crop insurance and 1/3 of seeding; T pays 2/3 of weed control, 2/3 of seed and 2/3 of crop insurance

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Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
C	Rocky View County	DB	N	V	1		436				436	\$60.00	S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
C	Rocky View County	DB	N	V	1		525				525	\$60.00	S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
C	Rocky View County	DB	N	V	1		320				320	\$65.00	S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
C	Rocky View County	DB	N	V	1		310				350	\$65.00	S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
C	Rocky View County	DB	N	W	1		293				293	\$70.00	F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
NE	Beaver County	BL	N	W	1	Open	1,980				1,980	\$10.00	1/3 profit S, O	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance; the rent is \$10.00/acre in Spring.	
NE	Camrose County	BL	N	W	1	Open	400				400	\$10.00	1/3 profit S, O	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance; the rent is \$10.00/acre in Spring.	
NE	Camrose County	TB	N	W	3	2	1,500				1,500	\$100.00	S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
NE	County of Minburn No. 27	TB	N	W	1	1	155				155	\$55.00	S, F	LL pays taxes; T pays weed control, fertilizer, seed and crop insurance	

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Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
NE	County of Minburn No. 27	TB	N	W	2	1	300				300	\$62.00	S, F	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance	
NE	Flagstaff County	BL	N	W	1	Open	120				120	\$10.00	1/3 profit S, O	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance; the rent is 10.00/acre in Spring.	
NE	Flagstaff County	TB	N	V	LT	Open	300				300		1/4:3/4 O	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance	
NE	MD of Wainwright No. 61	TB	N	W	3	2	800				800	\$60.00	S, F	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance	
NW	County of Wetaskiwin No. 10	BL	N	V	1	1	205				205	\$55.00	F	T pays for land taxes, weed control, seeding, fertilizer and crop insurance	
NW	County of Wetaskiwin No. 10	BL	N	W	5	3	70		70		140	\$60.00	F	T pays for land taxes, weed control, seeding, fertilizer and crop insurance	
NW	County of Wetaskiwin No. 10	BL	N	V	1	1	60		80		140	\$65.00	F	T pays for land taxes, weed control, seeding, fertilizer and crop insurance	
NW	County of Wetaskiwin No. 10	BL	N	V	1	1	60		90		150	\$65.00	F	T pays for land taxes, weed control, seeding, fertilizer and crop insurance	
NW	County of Wetaskiwin No. 10	BL	N	V			257				257	\$65.00	S, F	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance	

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Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
NW	County of Wetaskiwin No. 10	BL	N	V	1	1	130		20		150	\$65.00		F	T pays for land taxes, weed control, seeding, fertilizer and crop insurance
NW	Leduc County	GW	N	W	1	0			150		150	\$43.00		S	LL pays land taxes; T pays fertilizer and seeding
NW	Parkland County	GW	N	V	1	1	75				75	\$48.00	1/5:4/5	F	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance
NW	Parkland County	GW	N	V	1	1	50	50			100	\$48.00	1/5:4/5	S	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance
NW	Parkland County	TB	N	W	5	5	140				140	\$80.00		S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance
NW	Parkland County	TB	N	W	3	3	350				350	\$90.00		S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance
NW	Parkland County	TB	N	W	3	3	370				370	\$90.00		S, F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance
NW	Parkland County	BL	N	V	1	1	220				220			F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance. Payment is \$5,500.00/season
NW	Thorhild County	GW	N	W	LT	Open	120				120	\$30.00		O	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance

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Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
NW	Westlock County	BL	N	W	3	1	73				73	\$80.00		S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
P	Clear Hills County	GW	N	V	1	Open	90			65	155		1/3:2/3	F	LL pays land taxes; T pays weed control, seeding, fertilizer and crop insurance
P	County of Northern Lights	GW	N	W	3	3	310			10	320	\$60.00		S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
P	County of Northern Lights	GW	N	W	3	2	665			125	790	\$60.00		S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
P	County of Northern Lights	GW	N	W	3	1	750			190	940	\$60.00		S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
P	County of Northern Lights	GW	N	W	2	2	2000			370	2370	\$60.00		S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
P	County of Northern Lights	GW	N	W	2	2	2100			590	2690	\$60.00		S, F	LL pays land taxes; T pays seeding, weed control, fertilizer and crop insurance
P	MD of Spirit River No. 133	GW	N	V	LT	Open	148				148	\$40.00		S	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance
P	MD of Spirit River No. 133	GW	N	V	LT	Open	220				220	\$40.00		S	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance

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Cropland Lease and Rental 2019

Region	County	Soil Type	Irrigated (Yes or No)	--- Lease ---			--- Acres in Lease ---				Total Acres Paid On	Cash (\$/acre)	Crop Share	Rent due	Notes
				Form	Term	Years Left	Crop	Hay	Pasture	Other					
P	MD of Spirit River No. 133	GW	N	W	2	2	145				145	\$47.00		S	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance
P	MD of Spirit River No. 133	GW	N	W	2	2	155				155	\$57.00		S	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance
P	Saddle Hills County	GW	N	V	LT	Open	700				700	\$35.00		S, F	LL pays land taxes; T pays weed control, fertilizer, seeding and crop insurance

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Pastureland Lease and Rental 2019

Region	County	Soil Type	--- Lease ---			Native Grass	Cultivated Tame	Native Grass-Weed	Wet-land	Cows with Calves	Cows Yearlings	Other	Total Cost	Acres Paid on	Month Grazed	Land Owner	Notes
			Form	Term	Years left												
S	Cypress County	BR	V			284			45		2 bulls	\$30.00/aum		5.5	PR	LL pays new fencing, fencing repairs and land taxes	
S	Wheatland County	DB	W	3	3	60	190					\$25.00/acre			PR	LL pays land taxes and fencing; T pays fencing repairs	
C	Clearwater County	GW	W	10					128			\$165.00/season		4	PR	LL pays land taxes; T pays fencing repairs, weed control, fertilizer, seeding, and re-seeding	
C	Clearwater County	GW	V							38		\$2,700.00/season		4	CR	LL pays land taxes; T pays fencing repairs, weed control, fertilizer, seeding, and re-seeding	
C	Mountain View County	BL	V	1	0	80			50			\$30.00/aum		4	PR	LL pays land taxes; T pays new fencing and weed control	
C	Mountain View County	BL	V	1	1	140			30			\$30.00/aum		5	PR	LL pays land taxes and materials; T pays for labour and fence repairs	
C	Mountain View County	BL	V	1	1	165			40			\$30.00/aum		5	PR	LL pays land taxes and materials; T pays for labour and fence repairs	
C	Ponoka County	GW	V	LT	Open		50	40	50	30		\$30.00/aum		5	PR	LL pays land taxes, new fencing, fencing repair, weed control, fertilizer, seeding and re-seeding	
C	Ponoka County	GW	V	LT	Open	30	180		60	100	4 bulls	\$30.00/aum		5	PR	LL pays land taxes, new fencing, fencing repair, weed control, fertilizer, seeding and re-seeding	

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Lease Form: W – Written V – Verbal LT – Long Term **Rent Due:** S – Spring F: Fall O- Other **Notes:** LL – Land Lord T: Tenant Y – Yes N – No
 Note: No observations were obtained for the Peace Region

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Pastureland Lease and Rental 2019

Region	County	Soil Type	--- Lease ---			Native Grass	Cultivated Tame	Native Grass-Weed	Wet-land	Cows with Calves	Cows Yearlings	Other	Total Cost	Acres Paid on	Month Grazed	Land Owner	Notes
			Form	Term	Years left												
C	Ponoka County	GW	V	LT	Open	200		80	30	70	40	3 bulls	\$30.00/aum		5	PR	LL pays land taxes and fertilizer; T pays new fencing, weed control, seeding, re-seeding and fencing repair
C	Ponoka County	GW	V	1	1	85	150		10	55	0		\$30.00/aum		5	PR	LL pays land taxes, fertilizer, weed control, seeding, re-seeding, new fencing, and fencing repairs
NE	Camrose County	TB	V		Open			100		320	50	100		\$30.00/aum	4	PR	LL pays new fencing, fencing repairs, weed control, fertilizer, seeding, re-seeding and land taxes
NE	County of Minburn No. 27	TB	W			40	100				15		\$15.00/acre		1	PR	Rotational grazing; LL pays land taxes; T pays seeding, re-seeding, weed control, fertilizer, new fencing and fencing repair
NE	Flagstaff County	TB	V	LT	Open	500	300						\$45.00/aum		4	PR	LL pays land taxes and new fencing; T pays for weed control and fencing repair
NE	MD of Wainwright No. 61	TB	V			700	300				150		\$110.00/pair		4.5	PR	Rotational grazing; LL pays land taxes and new fencing; T pays seeding, re-seeding, weed control, fertilizer and fencing repair
NW	Parkland County	BL	V	Open		80					20		\$12.00/pair		4	PR	LL pays new fencing; T pays new fencing, fence repairs, fertilizer, land taxes, seeding and re-seeding
NW	Parkland County	GW	W	2	1	85	275				85	4 bulls	\$25.00/acre	275	5	PR	LL pays land taxes; T pays new fencing, fencing repairs, weed control, fertilizer, seeding, and re-seeding
NW	Westlock County	BL	V	LT	Open	80					32	2 bulls	\$25.00/aum		4	PR	LL pays land taxes, seeding, weed control, fertilizer, re-seeding, new fencing and fencing repairs

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 Note: No observations were obtained for the Peace Region

Prepared By: Alberta Agriculture and Forestry, Economics and Competitiveness Branch, Statistics and Data Development Section

Pastureland Lease and Rental 2019

Region	County	Soil Type	--- Lease ---			Native Grass	Cultivated Tame	Native Grass-Weed	Wet-land	Cows with Calves	Cows Yearlings	Other	Total Cost	Acres Paid on	Month Grazed	Land Owner	Notes
			Form	Term	Years left												
NW	Westlock County	GW			300						20 horses	Crown land rate		4	CR	T pays new fencing, fencing repairs and land taxes	

Legend: S – South C – Central NE – North East NW – North West P – Peace **Soil Type:** BR – Brown DB – Dark Brown TB – Thin Black BL – Black GW – Grey Wooded
Lease Form: W – Written V – Verbal LT – Long Term **Rent Due:** S – Spring F: Fall O- Other **Notes:** LL – Land Lord T: Tenant Y – Yes N – No
Note: No observations were obtained for the Peace Region

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Crownland Rental Rates 2019

Southern (Zone A)	\$ 2.79/aum	2,900,000 acres
Central (Zone B)	\$ 2.32/aum	800,000 acres
Northern (Zone C)	\$ 1.39/aum	2,400,000 acres

TOTAL ACRES
(Rounded to nearest one hundred thousand) **6,100,000 acres**

Note: Public land grazing rental rates shown are charged based on the carrying capacity of the land, which is determined by the number of Animal Unit Months (AUM) that a specific parcel provides and is set by Alberta Environment and Parks. They are not charged based on actual use; as a result the prescribed stocking rates may differ from the carrying capacity. The minimum rental rate for a grazing lease is \$50. In addition to the rental, the leaseholder is responsible for many legislated and required costs such as: the payment of municipal taxes; weed control; managing public and industrial users; and, investments in and subsequent maintenance of fencing, water developments, etc.

Legend: aum – animal unit month – one cow and calf pair for one month

Source: Alberta Environment and Parks, Policy and Planning Division, Land Policy Branch, Rangeland Policy Section

