

Unitholder notice

AMMA tax statement glossary 30 June 2022

We have prepared this glossary to assist individual taxpayers to understand key terms and phrases on their Attribution Managed investment trust Member Annual (AMMA) statement.

This information is not a substitute for professional tax advice. We recommend you seek professional tax advice before completing your tax return.

General terms

Term	Description
AMMA statement	The Attribution Managed investment trust Member Annual (AMMA) statement provides attribution, cash distribution and cost base adjustment information for your income tax return.
Attribution	Your share of the income of the fund that has been attributed to you for the financial year.
Cash distribution	The amount that the fund has paid you in cash during the financial year.

Australian income

Term	Description
Franked distributions	Your share of franked distributions. Your share of franking credits in relation to franked distributions is provided in the Tax Paid/Offset column. Franking credit is included in the attributed franked distributions that form part of assessable income in your tax return. You may be entitled to tax offsets to reduce your income tax payable or receive a refund from the ATO.
Unfranked distributions	No franking credits are attached to these distributions.
Unfranked Conduit Foreign Income (CFI) distributions	If you are an Australian resident for tax purposes you need to declare this amount in your assessable income as unfranked distributions. No franking credits are attached to these distributions.
Interest (Subject to non-resident withholding tax)	Interest earned on amounts such as cash or fixed interest on securities held in Australia which are subject to non-resident withholding tax. If you are an Australian tax resident investor, you need to declare this amount in your assessable income as interest income.

Australian income continued

Term	Description
Interest (Not subject to non-resident withholding tax)	Interest earned on amounts such as cash or fixed interest on securities held in Australia which are not subject to non-resident withholding tax. If you are an Australian tax resident investor, you need to declare this amount in your assessable income as interest income.

Clean Building	A clean building MIT is one that:
MIT Income	<ul style="list-style-type: none"> holds one or more clean buildings, including the land in which the buildings are situated does not derive assessable income from any taxable Australian property other than from the clean buildings or assets that are reasonably incidental to those buildings.

A clean building MIT is allowed to hold and receive income from any assets reasonably incidental to clean buildings provided that the income received from those assets is less than 5% of the total income received from clean buildings.

A building is a clean building if:

- the construction of the building commenced on or after 1 July 2012 the building is a commercial building that is an office building, hotel or shopping centre, or a combination of these
- the building meets and continues to maintain at all times during the income year at least a 5 Star Green Star rating as certified by the Green Building Council of Australia or a 5.5 star energy rating as accredited by the National Australian Built Environment Rating System.

A building is taken to have commenced construction when the works on the lowest level, including the basement level, of the building begins. Site preparation for construction and works undertaken below the lowest level of the building such as excavation or site stabilisation works do not amount to commencement of construction.

A concessionary rate of 10% applies to fund payments by a clean building MIT.

Non-Concessional Managed Investment Trust ("MIT") Income	<p>An amount of a fund payment will be non-concessional MIT income ("NCMI") if it is attributable to income that is:</p> <ul style="list-style-type: none"> MIT cross staple arrangement income; MIT trading trust income; MIT agricultural income; MIT residential housing income.
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These amendments apply from 1 July 2019. Transitional rules apply to appropriately protect existing arrangements from the impact of the amendments – please see the 'Excluded from NCMI' section for more details.

To improve the integrity of the income tax law for arrangements involving stapled structures and to limit access to tax concessions for foreign investors, the managed investment trust (MIT) withholding rate on fund payments that are attributable to non-concessional MIT income has been changed to 30%.

For more info, please refer to the ATO website for more details:
www.ato.gov.au

Australian income continued

Term	Description
Excluded from NCMI / Non-NCMI	<p>'Excluded from NCMI' amounts are amounts that are attributable to income that would be NCMI but for:</p> <ul style="list-style-type: none"> • Approved economic infrastructure facility exception (see subsection 12-437(5) of Schedule 1 to the TAA 1953) • Transitional – MIT cross staple arrangement income (see section 12-440 of Schedule 1 to the TAA 1953) • Transitional – MIT trading trust income (see section 12-447 of Schedule 1 to the TAA 1953) • Transitional – MIT residential housing income (see section 12-451 of Schedule 1 to the TAA 1953) • Transitional – MIT agricultural income (see section 12-449 of Schedule 1 to the TAA 1953) <p>If the transitional rules apply, the concessional MIT withholding tax rate of 15% (for recipients in exchange of information countries) will continue to apply for the relevant transitional periods.</p>

Other income	Any other income from Australian sources (excluding capital gains) that needs to be included in your assessable income. This includes rental income from indirect property investments.
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Capital gains

Term	Description
Discounted capital gains Taxable Australian Property (TAP)	Gains on the disposal of investments that have been held by the fund for at least 12 months. The gains have been reduced by 50 per cent by the CGT discount. The categories Taxable Australian Property (TAP) and Non Taxable Australian Property (NTAP) do not affect the tax position of an Australian tax resident investor.
Discounted capital gains Non Taxable Australian Property (NTAP)	
Capital gains – other method TAP	Capital gains where the discount method has not been applied (such as for CGT assets held by the fund for less than 12 months). The categories TAP and NTAP do not affect the tax position of an Australian tax resident investor.
Capital gains – other method NTAP	
AMIT Capital Gains Tax (CGT) gross up amount	The additional amount that needs be added to the attribution discounted capital gains TAP and NTAP amounts to work out the gross attribution capital gain before any discount has been applied.
Other capital gains distribution	The capital gains amounts paid to you as a cash distribution that has not been reflected in other parts of the AMMA statement.

Foreign income

Term	Description
Assessable foreign source income	Income derived from a foreign source that needs to be included in your assessable income.

Other non-assessable amounts

Term	Description
Net exempt income	This amount is non assessable and is not required to be included in your tax return. This amount may affect your cost base calculation of your investment and has been reflected in the AMIT cost base net excess or shortfall amount.
Non-assessable non-exempt amount	This amount is non assessable and is not required to be included in your tax return. This amount may affect your cost base calculation of your units in the fund and has been reflected in the AMIT cost base net excess or shortfall amount.
Other non-attributable amounts	This is the cash distribution and other entitlements from the fund that exceed the attribution amount. This amount may affect your cost base calculation of your units in the fund and has been reflected in the AMIT cost base net excess or shortfall amount.
AMIT cost base net amount - excess	This will reduce both the cost base and the reduced cost base of your units in the fund.
AMIT cost base net amount - shortfall	This will increase both the cost base and the reduced cost base of your units in the fund.

Tax withheld

Term	Description
Tax File Number (TFN) amount withheld	If you have not provided a tax file number (TFN), withholding tax will be deducted from your distribution or attribution amount at the highest marginal rate (including any applicable levies).
Non-resident withholding tax	If you are a non-resident, withholding tax will be deducted from your distribution or attribution amount based on the rate in your country of tax residence.

If you have any questions, please contact Vanguard Client Services

Monday to Friday, 8:00am to 6:00pm (AET):

Retail investors - 1300 655 101

Financial advisers - 1300 655 205

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