

GLAMORGAN SPRING BAY COUNCIL

NOTICE OF RATES AND CHARGES

1. GENERAL RATE & MINIMUM

1.1 Pursuant to Section 90 of the *Local Government Act 1993* (here referred to as the “Act”), Council hereby makes the following General Rate for all rateable land within the municipal area for the financial year commencing 1 July 2017 and ending 30 June 2018:

(a) Pursuant to Section 90(3)(c) of the Act, a General Rate of 7.030292 cents in the dollar of the assessed annual value (here referred to as “AAV”) of the rateable land.

1.2 Pursuant to Section 107(1) of the Act, Council hereby varies the General Rate of 7.030292cents in the dollar (as previously made) as follows:

(a) For land within the municipality which is used or predominantly used for commercial purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 8.6367310 cents in the dollar of AAV;

(b) For land within the municipality which is used or predominantly used for industrial purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 10.9975820 cents in the dollar of AAV;

(c) For land within the municipality which is used or predominantly used for primary production purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.5442690 cents in the dollar of AAV;

(d) For land within the municipality which is used or predominantly used for sporting or recreation facilities purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 30.0000000 cents in the dollar of AAV; and

(e) For land within the municipality which is used or predominantly used for commercial purposes and non-use land (i.e. vacant commercial) the General Rate is varied by increasing the amount 7.030292 cents in the dollar of AAV to 13.8973530 cents in the dollar of AAV.

1.3 Pursuant to Sections 107(2A) and 107(2B) of the Act, Council hereby sets minimum amounts payable in respect of the general rate as varied, as follows:

(a) For land within the municipality which is used or predominantly used for commercial purposes, the minimum amount payable in respect of the General Rate as varied is an amount of \$660.00;

- (b) For land within the municipality which is used or predominantly used for industrial purposes, the minimum amount payable in respect of the General Rate as varied is an amount of \$365.00;
- (c) For land within the municipality which is used or predominantly used for primary production purposes, the minimum amount payable in respect of the General Rate as varied is an amount of \$465.00; and
- (d) For land within the municipality which is used or predominantly used for commercial purposes and non-use land (i.e. vacant commercial) the minimum payable in respect of the General Rate as varied is an amount of \$435.00.
- (e) For land within the municipality which is used or predominantly used for sporting or recreation facilities purposes, the minimum payable in respect of the General Rate as varied is an amount of \$155.00

2. AVERAGED AREA RATE

2.1 Pursuant to Section 109A of the Act and Certificates issued to Council in accordance with Section 109H of the Act, Council hereby make the following averaged area rate (here referred to as “AAR”) for all rateable land within the municipal area for the following categories and localities for the financial year commencing 1 July 2017 and ending 30 June 2018:

- (a) In the locality of Apslawn, for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.944444 cents in the dollar of AAV and then an AAR is made in the amount of \$705.00;
- (b) In the locality of Bicheno, for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.764985 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (c) In the locality of Buckland, for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 7.074431 cents in the dollar of AAV and then an AAR is made in the amount of \$575.00;
- (d) In the locality of Coles Bay, for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 5.624428 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;

- (e) In the locality of Cranbrook, for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 7.465920 cents in the dollar of AAV and then an AAR is made in the amount of \$705.00;
- (f) In the locality of Dolphin Sands for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.659046 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (g) In the locality of Douglas River for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.422899 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (h) In the locality of Friendly Beaches for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 5.587500 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (i) In the locality of Lake Leake for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 8.473558 cents in the dollar of AAV and then an AAR is made in the amount of \$705.00;
- (j) In the locality of Levendale for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 7.778023 cents in the dollar of AAV and then an AAR is made in the amount of \$705.00;
- (k) In the locality of Little Swanport for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.613042 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (l) In the locality of Nugent for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 5.507663 cents in the dollar of AAV and then an AAR is made in the amount of \$575.00;
- (m) In the locality of Orford for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.376629 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;

- (n) In the locality of Pontypool for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 8.568187 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (o) In the locality of Rheban for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.996605 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (p) In the locality of Rocky Hills for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 3.906404 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (q) In the locality of Spring Beach for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 5.661920 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (r) In the locality of Swansea for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.936162 cents in the dollar of AAV and then an AAR is made in the amount of \$894.00;
- (s) In the locality of Triabunna for rateable land that is used, or predominantly used, for residential purposes, the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 7.101937 cents in the dollar of AAV and then an AAR is made in the amount of \$705.00;
- (t) In the locality of Bicheno, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 8.616521 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (u) In the locality of Buckland, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 24.549689 cents in the dollar of AAV and then an AAR is made in the amount of \$465.00;

- (v) In the locality of Coles Bay, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential] the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 8.717018 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (w) In the locality of Dolphin Sands, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential] the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 9.792103 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (x) In the locality of Little Swanport, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 12.126949 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (y) In the locality of Orford, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 10.334606 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (z) In the locality of Pontypool, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 12.284264 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (aa) In the locality of Rheban, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 11.273292 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (ab) In the locality of Rocky Hills, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by decreasing the amount of 7.030292 cents in the dollar of AAV to 6.927481 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;

- (ac) In the locality of Spring Beach, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 7.959778 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00;
- (ad) In the locality of Swansea, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 9.959889 cents in the dollar of AAV and then an AAR is made in the amount of \$605.00; and
- (ae) In the locality of Triabunna, for rateable land that may be classified as being both used, or predominantly used, for residential purposes **and** non-use land [i.e. vacant residential], the General Rate is varied by increasing the amount of 7.030292 cents in the dollar of AAV to 10.842326 cents in the dollar of AAV and then an AAR is made in the amount of \$530.00.

CAPPING OF RATE INCREASES

LOCAL GOVERNMENT ACT 1993 – SECTION 88A

3. CAPPING OF RATE INCREASES:

COMMERCIAL PURPOSES

For all land within the municipality which is used or predominantly used for **commercial purposes**, a maximum percentage increase of 15% will be applied to the general rate made pursuant to paragraph 1 of this resolution as varied pursuant to paragraph 1.2(a).

INDUSTRIAL PURPOSES

For all land within the municipality which is used or predominantly used for **industrial purposes**, a maximum percentage increase of 5% will be applied to the general rate made pursuant to paragraph 1 of this resolution as varied pursuant to paragraph 1.2(b).

PRIMARY PRODUCTION PURPOSES

For all land within the municipality which is used or predominantly used for **primary production purposes**, a maximum percentage increase of 5% will be applied to the general rate made pursuant to paragraph 1 of this resolution as varied pursuant to paragraph 1.2(c).

SPORTING OR RECREATION PURPOSES

For all land within the municipality which is used or predominantly used for **sport or recreational purposes**, a maximum percentage increase of 3% will be applied to the general rate made pursuant to paragraph 1 of this resolution as varied pursuant to paragraph 1.2(d).

SERVICE RATES AND CHARGES

LOCAL GOVERNMENT ACT 1993 – DIVISION 3

4. WASTE MANAGEMENT SERVICE CHARGE – SECTION 94 OF THE ACT

Pursuant to Section 94 of the Act, the Council by absolute majority hereby makes the following separate service charges for waste management for rateable land within the municipality for the period commencing 1 July 2017 and ending 30 June 2018:

- (a) A general waste management charge of \$84.00 for all rateable land; and
- (b) A charge of \$129.00 for all land that receives residential waste collection services from Council; and
- (c) A charge of \$225.00 for all land that receives commercial waste collection services from Council.

5. FIRE SERVICE RATE – SECTIONS 93(1)(F) AND 93A OF THE ACT

- (a) Pursuant to Section 93 and Section 93A of the Act, Council makes the following fire protection service rates for the purpose of collecting a fire service contribution from all rateable land in the municipal area sufficient to pay the contribution that Council is required to make pursuant to the notice received by Council from the State Fire Commission given accordance with Section 81B of the *Fire Service Act 1979* for the 2017-2018 financial year as follows:

District	Rate
Urban Volunteer Brigade Rating Districts	0.2301210 cents in the dollar of AAV
General Land	0.5794780 cents in the dollar of AAV

- (b) Pursuant to Section 93(3) of the Act and Section 81C(6) of the *Fire Service Act 1979*, the minimum fire service contribution payable in respect of the fire service contribution is the amount of \$39.00.

6. COMMUNITY MEDICAL SERVICE CHARGE – SECTION 94 OF THE ACT

Pursuant to Section 94 of the Act, and Regulation 32(b) of the *Local Government (General) Regulations 2005*, the Council by absolute majority hereby makes the following separate service charge for community medical services for all rateable land within the municipality for the period commencing 1 July 2017 and ending 30 June 2018:

- for all rateable land, a Medical Charge of \$53.00.

PAYMENT OF RATES AND CHARGES

LOCAL GOVERNMENT ACT 1993 – DIVISION 9

7. Pursuant to Section 124 of the Act, for the period commencing 1 July 2017 and ending 30 June 2018 all rates and charges payable to Council shall be payable by four (4) instalments in accordance with the following payment schedule:
- (a) The first instalment must be made on or before the 25th of August 2017;
 - (b) The second instalment must be made on or before the 6th of October 2017;
 - (c) The third instalment must be made on or before the 12th of January 2018; and
 - (d) The fourth and final instalment must be made on or before the 6th of April 2018.
8. Pursuant to Section 128(1)(b) of the Act, interest shall accrue on any amount of rates or charges that remain unpaid after the date upon which they are due. The rate of penalty interest for the period commencing 1 July 2017 and ending 30 June 2018 will be the rate of 8.72% per annum, calculated daily.
9. Pursuant to Section 130 of the Act, for the period commencing 1 July 2017 and ending 30 June 2018 the Council shall offer a discount of 3.0% off the total amount of rates due and owing for that year if such rates are paid *in full* prior to 22nd August 2017.