

DECLARATION OF RATES AND CHARGES 2015/2016

COOMALIE COMMUNITY GOVERNMENT COUNCIL

LOCAL GOVERNMENT ACT

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Notice is hereby given, pursuant to section 158 of the *Local Government Act*, that the following rates and charges were declared by the Coomalie Community Government Council at the Ordinary General Meeting held 16th June 2015 pursuant to Chapter 11 of the *Local Government Act* ("the Act") in respect of the financial year ending 30 June 2016.

1. RATES

Coomalie Community Government Council (the "Council") made the following declaration of rates pursuant to Chapter 11 of the Act.

1.1 Council pursuant to Section 149 of the Act adopted the Unimproved Capital Value method as the basis for determining the assessed value of allotments within the Coomalie Shire.

1.2 Council, pursuant to Section 155 of the Act declared that it intends to raise for general purposes by way of rates, the amount of \$849,375 which will be raised by the application of differential valuation-based charges ("differential rates") with differential minimum charges ("minimum amounts") being payable in application of each of those differential rates for the financial year ending 30 June 2016.

1.3 Council declared the following differential rates with minimum amounts being payable in application for each of those differential rates;

For the purposes of this paragraph, residential parts or units means a dwelling house, flat or other substantially self contained residential unit or building.

A. MINING TENEMENTS

With respect to all mining tenements, a differential rate of 0.340% of the assessed value of such land with minimum amounts being payable in

the application of that differential rate being \$867.34.

- i. Assessed value is defined at section 149(3) of the *Local Government Act*.
- ii. Contiguous leases and /or reasonably adjacent leases will be rated as if they were a single lease.
- iii. Where the owner of the mining tenement is also the owner of the land tenure underlying the mining tenement, and is liable for rates for the underlying tenure, the only rates payable are either the rates payable for the underlying tenure or the rates payable for the mining tenement, whichever is the highest.

B. PASTORAL LEASES

With respect to all pastoral leases, a differential rate of 0.297% of the assessed value of such land with minimum amounts being payable in the application of that differential rate being \$366.48.

C. BATCHELOR AND ADELAIDE RIVER TOWNSHIP WARDS

With respect to all rateable land, that is not a mining tenement or a pastoral lease, within the **Batchelor and Adelaide River Township Wards** a differential rate of 0.492% of the assessed value of such land with minimum amounts being payable in the application of that differential rate being \$903.00 multiplied by:

- i. The number of separate residential parts or units that are adapted for separate occupation or use (pursuant to section 148(4) of the Act on each allotment of land; or
- ii. The number 1,
Whichever is greater.

D. BATCHELOR AND ADELAIDE RIVER RURAL, COOMALIE/TORTILLA AND LAKE BENNETT WARDS

With respect to all rateable land, that is not a mining tenement or a pastoral lease, within the **Batchelor and Adelaide River Rural, Coomalie/Tortilla and Lake Bennett Wards** a differential rate of 0.183% of the assessed value of such land with minimum amounts being payable in the application of that differential rate being \$761.00 multiplied by:

- i. The number of separate residential parts or units that are adapted for separate occupation or use (pursuant to section 148(4) of the Act on each allotment of land; or
- ii. The number 1,
Whichever is greater.

2. CHARGES

Pursuant to Section 157 of the Act, Council declared the following charges in respect of the garbage collection services it provides in the Batchelor and Adelaide River Township Wards.

2.1 Council intends to raise \$343,685 by these charges.

For the purposes of this paragraph:

- "residential dwelling" means a dwelling house, flat or other substantially self contained residential unit or building on residential land.
- "residential land" means land used or capable of being used for residential purposes (but does not include land on which there is no residential dwelling).
- "commercial premises" means a business operating on land within the township areas.
- "non-commercial properties" means all other land within the shire.

2.2 The following charges were declared:

A. RESIDENTIAL

A charge of \$425.00 per annum per residential dwelling in respect of kerbside garbage collection services as described in i. below, provided to, or which Council is willing and able to provide to, each residential dwelling within the shire.

The services are:

A kerbside collection service of one garbage collection visit per week, with a maximum of one 240 litre mobile bin per garbage collection visit.

B. COMMERCIAL – AT LEAST ONE OF THE FOLLOWING:

i. COMMERCIAL – 240L

A charge of \$850.00 per annum per commercial premises in respect of kerbside garbage collection services as described in i. below, provided to, or which Council is willing and able to provide to, each commercial premises within the shire.

The services are:

A kerbside collection service of two garbage collection visits per week, with a maximum of one 240 litre mobile bin per garbage collection visit.

ii. **COMMERCIAL – 660L**

A charge of \$2,300.00 per annum per commercial premises in respect of kerbside garbage collection services provided to, or which Council is willing and able to provide to, each commercial premises within the shire.

The services are:

A kerbside collection service of two garbage collection visits per week, with a maximum of one 660 litre mobile bin per garbage collection visit.

C. RURAL AND VACANT LAND – WASTE MANAGEMENT LEVY

A charge of \$160.00 per annum per allotment in respect of an annual waste management levy for all allotments not included above in the Wards of Coomalie/Tortilla, Batchelor Rural, Adelaide River Rural and Lake Bennett..

3. RELEVANT INTEREST RATE

The relevant interest rate for the late payment of rates and charges is fixed in accordance with Section 162 of the Act at the rate of 20% per annum and is to be calculated on a daily basis.

4. PAYMENT

Rates and charges are due and payable 28 days from the date of issue of the rates notice.

A ratepayer who fails to abide by such conditions may be sued for recovery of the principal amount of the rates and charges, late payment penalties, and costs reasonably incurred by Council in recovering or attempting to recover the rates and charges.