

Latrobe Council - Rates Resolution 2019/20

That in accordance with the provisions of Part 9 of the *Local Government Act 1993* ("the Act") and the *Fire Service Act 1979*, the following Rates and Charges are made for the period July 1, 2019 to June 30, 2020.

1. DEFINITIONS

- 1.1 "AAV" means the assessed annual as defined in the Act.
- 1.2 "general land" has the same meaning as it does in the *Fire Service Act 1979*.
- 1.3 "land" means a parcel of land within the Latrobe Council municipal area which is shown as being separately assessed in the valuation list.
- 1.4 "valuation list" means a valuation list as defined in the *Valuation of Land Act 2001* (as amended).
- 1.5 The singular includes the plural and the plural includes the singular.

2. The exemptions provided in Section 87 (1), Section 93 (4) and Section 94 (4) of the Act apply.

3. RATES AND CHARGES

- 3.1 That pursuant to Section 90 of the Local Government Act, 1993 Council makes the following **General rate** on all rateable land (excluding land which is exempt pursuant to the provision of Section 87) within the municipal area of Latrobe of 6.1783 cents in the dollar on the AAV of the land, with a minimum payable in respect of that rate of \$286.
 - (a) Pursuant to Section 107, by reason of the use or predominant use of any land, or the non-use of any land, Council declares by absolute majority that the general rate shall be varied as follows:
 - i. Land used for primary production purposes a general rate of 5.60 cents in the dollar on the AAV of the land with a minimum payable in respect of that rate of \$299;
 - ii. Land used for industrial or commercial purposes a general rate of 6.5815 cents in the dollar on the AAV of the land with a minimum payable in respect of that rate of \$542;
 - iii. Land used for utility/public purposes a general rate of 6.61 cents in the dollar on the AAV of the land with a minimum payable in respect of that rate of \$286.
- 3.2 Pursuant to Section 88A of the Act, Council by absolute majority, sets a maximum percentage increase in the general rate in respect of the entirety of all rateable land within the municipal area and fixes the condition which applies in order for a ratepayer to qualify for the maximum percentage increase as follows;
 - (a) the maximum percentage increase is 10%; and
 - (b) the maximum percentage increase does not apply where rateable land was the subject of a supplementary valuation pursuant to the Valuation of Land Act 2001 at any time since 1 July, 2018.

- 3.3 Pursuant to Section 94 Council makes a Waste Management Service Charge (garbage removal) in respect of all lands to which Council makes available a garbage removal service of:
- (a) \$175.29 for one 240 litre mobile garbage bin and one recycle bin
 - (b) \$165.00 for one 140 litre mobile garbage bin and one recycle bin.
- 3.4 Pursuant to Section 93A Council makes a Fire Service Rate which the Council declares by an absolute majority to be varied as follows:-
- (a) 0.3871 cents in the dollar of the AAV for land within the Latrobe and Port Sorell Volunteer Brigade Rating District; and
 - (b) 0.3747 cents in the dollar of the AAV for general land
- with a minimum payable in respect of that rate of \$41.

4. GENERAL RATE REMISSION

Pursuant to Section 129 (3) of the Act, Council by absolute majority grants a remission with respect to rateable land as follows;

- i. Rates remission = $A - (B \times 1.10)$, where;

A = the general rate on the land calculated under Section 3 of this resolution

B = the net general rate levied for the 2018/19 financial year

In the event that the land was the subject of a supplementary valuation under the Valuation of Land Act 2001 in the 2018/2019 financial year, B = the general rate that would have been levied on the land as if the supplementary valuation had applied for the full 2018/2019 financial year.

- ii. If the result of the calculation at 4 (i) is a negative amount, then no remission is allowable.
- iii. The calculation of the remission is exclusive of the additional rates payable on the land arising from any supplementary valuation of that land taking effect during the 2019/2020 financial year.

5. PAYMENT OPTIONS

5.1 All rates and charges made by the preceding clauses are payable by either:

- 1) one sum due to be paid on or before the 31st August 2019; or
- 2) four instalments being:
 - a. a first instalment of one fourth of all the rates and charges on or before 31st August, 2019;
 - b. a second instalment of one fourth of all rates and charges on or before 31st October, 2019;
 - c. a third instalment of one fourth of all rates and charges on or before 31st January, 2020;
 - d.. a fourth instalment of one fourth of all rates and charges on or before 31st March, 2020;

- 5.2 For the purpose of Clause 5.1(2), the first, second, third and fourth instalments are to be calculated to the nearest whole cent, and in respect of half a cent to the nearest largest whole cent.
- 5.3 If a ratepayer fails to pay the first instalment within 21 days of the 31st August 2019, the ratepayer is to immediately pay the full amount of the unpaid rates and charges.
- 5.4 A discount on the current year rates and charges of 1.5 per cent on any rate and charge specified in a rate notice will apply where all rates and charges, including arrears are paid in full on or before 31st August, 2019.

6 SUPPLEMENTARY RATES

- 1) If a supplementary valuation is made of any land prior to 30th June, 2020 the General Manager may at his discretion, adjust the amount payable in respect of any rate for that land for that financial year.
- 2) If a rate notice is issued by the General Manager under clause 6(1), the amount shown as payable on that notice is due to be paid within 30 days of the date on which that notice issued.