

ADOPTED MUNICIPAL PLAN AND DECLARATION OF RATES & CHARGES 2015/16



City of Palmerston Council advises that its adopted Municipal Plan including estimates for the 2015/16 financial year is available at Council Office, Civic Plaza, First Floor, 2 Chung Wah Terrace, Palmerston or on Council's website, www.palmerston.nt.gov.au.

Notice is hereby given pursuant to section 158 of the Local Government Act 2014 that Council at its meeting on 30th June 2015 declared the following rates and charges to apply to the financial year ending 30th June 2016 pursuant to sections 155, 156 and 157 of the Local Government Act (the "Act").

Rates

City of Palmerston (the "Council") made the following declaration of rates pursuant to Chapter 11 of the Act:

Council pursuant to section 149 of the Act, adopted the Unimproved Capital Value as the basis for determining the assessed value of allotments within the Council area.

Council pursuant to section 155 of the Act, declared that it intends to raise, for general purposes by way of rates, the amount of \$18,368,453 by the application of differential valuation-based charges ("differential rates") with minimum charges ("minimum amounts") being payable in application of each of those differential rates for the financial year ending 30th June 2016 according to land use as defined in policy as follows:

1. With respect to all rateable land with a Residential Land Use, a differential rate of 0.42500% of the assessed value of such land with minimum amounts being payable in the application of that differential rate being \$1,177 multiplied by:
 - a) 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
 - b) the number 1, whichever is greater.
2. With respect to all rateable land with a Commercial Land Use, a differential rate of 0.724116% of the assessed value of such land with minimum amounts being payable in the application of that differential rate being \$1,177 multiplied by:
 - a) the number of separate commercial 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
 - b) the number 1, whichever is greater.
3. With respect to all rateable land with an Industrial Land Use, a differential rate of 0.176123% of the assessed value of such land with minimum amounts being payable in the application of that differential rate being \$1,177 multiplied by:
 - a) the number of separate commercial 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
 - b) the number 1, whichever is greater.
4. With respect to all rateable land with a Vacant Land Use, a differential rate of 0.42500% of the assessed value of such land with minimum amounts being payable in the application of that differential rate being \$1,177 multiplied by:
 - a) the number of separate commercial 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
 - b) the number 1, whichever is greater.

Charges

Pursuant to section 157 of the Act, Council declared the following charges in respect of waste management services it provides for the benefit of all residential land within the Council area and the occupiers of such land.

THAT Council intends to raise \$5,771,500 by the declaration of 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 and includes a unit within the meaning of the Unit Titles Act.
- "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).

THAT Council declared a charge of \$485 per annum per residential dwelling in respect of kerbside garbage collection, recycling collection services and the waste transfer station provided to, or which Council is willing and able to provide to, each residential dwelling within the Council area:

The services are:

- a kerbside collection service of two (2) garbage collection visits per week with a maximum of one 120 litre mobile bin;
- a kerbside recycling collection service of one (1) visit per fortnight with a maximum of one 240 litre mobile bin per recycling collection service;
- the provision, management and operation of a waste transfer station; and
- the rehabilitation of a waste landfill site.

Relevant interest rate

THAT 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 18% per annum and is to be calculated on a daily basis.

Payment

THAT rates and charges may be paid by four (4) approximately equal instalments on the following dates, namely:-

First Instalment, Tuesday, 29 September 2015

Second Instalment, Monday, 30 November 2015

Third Instalment, Friday, 29 January 2016

Fourth Instalment, Tuesday, 29 March 2016

- (a) Details of due dates and specified amounts will be listed on the relevant Notice of Rates and Charges.
- (b) Variations to those options for payment will be administered according to the conditions outlined on the front and reverse of the Notice of Rates and Charges.
- (c) 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.

THAT in accordance with Section 160 of the Local Government Act, a cash incentive of \$3,000 be provided to encourage the prompt payment of rates and charges for the financial year ending 30 June 2016.

THAT the incentive be offered through the conduct of a draw to be known at the 'Early Bird Draw' whereby the City of Palmerston will offer a monetary prize to two successful recipients at \$1,500 each in accordance with the terms and conditions available on Council's website.

Mark Spangler
Acting Chief Executive Officer



P 8935 9922 | F 8935 9900
palmerston@palmerston.nt.gov.au
palmerston.nt.gov.au

a place
for people...