



RATE RESOLUTION FINANCIAL YEAR ENDED 30 JUNE 2015

1. General Rate

1.1. Pursuant to sections 90 and 91 of the Local Government Act 1993 (the Act), the Council makes the following general rate on all rateable land (excluding land which is exempt pursuant to the provisions of section 87) within the municipal area of West Coast for the period commencing 1 July 2014 and ending 30 June 2015 and which consists of two components as follows:

- (a) a rate of 13.273 cents in the dollar on the assessed annual value of the land; and
- (b) a fixed charge of \$254.25

1.2. Pursuant to section 107 of the Act, and by reason of the following factors, Council declares, by absolute majority, that component (a) of the General Rate in clause 1.1 is varied as follows:

- (a) for land used or predominantly used for residential purposes, the rate is varied by decreasing it by 7.49 cents in the dollar of assessed annual value to 5.783 cents in the dollar of assessed annual value of the land;
- (b) for land used or predominantly used for primary production, the rate is varied by decreasing it by 7.49 cents in the dollar of assessed annual value to 5.783 cents in the dollar of assessed annual value of the land;
- (c) for land used for quarrying or mining purposes, by increasing it by 57.003 cents in the dollar of assessed annual value to 70.276 cents in the dollar of assessed annual value of the land where the land is not the subject of the variation in subparagraph (d & e);
- (d) for land used or predominantly used for quarrying and mining purposes and which land is within the Rural resources and Environmental Management zone pursuant to the West Coast Interim Planning Scheme 2013 and also where the locality of the land, at the nearest point, is greater than 500 metres from a state highway or a subsidiary road pursuant to the Roads and Jetties Act 1935, the rate is varied by increasing it by 68.174 cents in the dollar of assessed annual value to 81.447 cents in the dollar of assessed annual value of the land;
- (e) for land used or predominantly used for mining purposes located in the township of Rosebery (S107 (a)(c)), by increasing it by 65.688 cents in the dollar of assessed annual value to 78.961 cents in the dollar of assessed annual value of the land;
- (f) where the land is not used for any purpose and is vacant, by decreasing the rate by 9.487 cents in the dollar of assessed annual value to 3.786 cents in the dollar of assessed annual value of the land.

2. Service rates – Fire Services

2.1. Pursuant to section 93A of the Act the Council makes the following service rates in respect of the fire service contributions it must collect under the Fire Service Act 1979 for the rateable parcels of land within the municipal area for the period commencing 1 July 2014 and ending 30 June 2015 as follows:

<i>District</i>	<i>Cents in the dollar of assessed annual value</i>
Zeehan, Queenstown, Rosebery & Strahan Volunteer Brigade Rating Districts	0.5800
General Land	0.5093

2.2. Pursuant to section 93(3) of the Act, the Council sets a minimum amount payable in respect of this service rate of \$37.00.

3. Service Rates & Service Charges – Waste Management

3.1. Pursuant to sections 93, 94 and 95 of the Act, Council makes the following service rates and service charges on all rateable land within the municipal area of West Coast (including land which is otherwise exempt from rates pursuant to section 87 but excluding land owned by the Crown to which the Council does not supply any of the following services) for the period commencing 1 July 2014 and ending on 30 June 2015 namely:

- (a) a service rate for waste management of 0.003 cents in the dollar of the assessed annual value of the land;
- (b) in addition, a service charge of \$181.73 in respect of all land to which Council makes available a waste management service; and
- (c) in addition, service charges for waste management in respect of all land to which the Council supplies different waste management services comprising:
 - (I) the supply of mobile garbage bin collection service; and
 - (II) the supply of a recycling collection serviceas follows:
 - (III) \$107.00 for a 140L mobile garbage bin for land used or predominantly used for residential purposes;
 - (IV) \$107.00 for a 240L mobile garbage bin for land used or predominantly used for residential purposes;
 - (V) \$18.30 for a recycling bin for land used or predominantly used for residential purposes;

3.2. Pursuant to section 107 of the Act Council declares, by absolute majority, that the service rate for waste management at clause 3.1(a) is varied as follows:

- (a) for all land which is used or predominantly used for commercial purposes, vary the rate by increasing it by 3.033 cents in the dollar of assessed annual value to 3.036 cents in the dollar of assessed annual value of the land;
- (b) for all other land which is used for any of the purposes set out at section 107(2) of the Act, except land which is used or predominantly used for residential purposes, vary the rate by increasing it by 3.033 cents in the dollar to 3.036 cents in the dollar of assessed annual value of the land.

3.3. Pursuant to section 94(3) of the Act, Council declares, by absolute majority that the service charges at resolution 3.1(b) and (c) are each varied as follows by reference to the following factors in section 107 of the Act:

- (a) where the service at resolution 3.1(b) is supplied or made available to land which is not used for any purpose and is vacant, vary the service charge by decreasing it to \$17.92;
- (b) where the service at resolution 3.1(c)(III) and (IV) is supplied to any land which is not used or predominantly used for residential purposes, vary the service charge by increasing it to \$159.43;
- (c) where the service charge at resolution 3.1(c)(V) is supplied or made available to all land which is not used or predominantly used for residential purposes, vary it by increasing it to \$27.50.

3.4. In respect of each of the service rates and service charges for waste management, if any land to which the rate or charge is supplied or is made available is the subject of separate rights of occupation which are separately valued in the valuation list prepared under the Valuation of Land Act 2011, then the rate and the charge apply to each such separate occupation.

4. Service Charge: Storm Water Removal

4.1. Pursuant to section 94 of the Act, Council makes the following service charges on all rateable land within the municipal area of West Coast (including land which is otherwise exempt from rates pursuant to section 87 but excluding land owned by the Crown to which the Council does not supply any of the following services) for the period commencing 1 July 2014 and ending on 30 June 2015 namely a service charge for storm water removal in respect of all land to which Council supplies or makes available a storm water removal service of \$124.45.

4.2. Pursuant to section 94(3) Council declares, by absolute majority, that the service charge at resolution 4.1 is varied according to the locality of land by reducing it to \$10.56 where the location of the land is not within the town boundary of any of Gormanston, Tullah, Rosebery, Zeehan, Strahan or Queenstown.

5. Separate Land

5.1. Except where it is expressly provided to the contrary, for the purposes of these resolutions the rates and charges shall apply to each parcel of land which is shown as being separately valued in the valuation list prepared under the Valuation of Land Act 2001.

6. Adjusted values

6.1. For the purposes of each of these resolutions any reference to the assessed annual value includes a reference to that value as adjusted pursuant to sections 89 and 89A of the Act.

7. Payment

7.1. Pursuant to section 124 of the Act the Council:

- (a) determines that if the rates and charges are payable by one payment, then the due date is 29 August 2014;
- (b) If the rates and charges are not paid in one payment, then Council decides that all rates and charges are payable by all rate payers by 4 instalments of approximately equal amounts and determines that the dates by which the instalments are to be paid shall be as follows:
 - (I) the first instalment on or before 29 August 2014;
 - (II) the second instalment on or before 31 October 2014;
 - (III) the third instalment on or before 30 January 2015; and
 - (IV) the fourth instalment on or before 27 March 2015.

8. Discount

8.1. Pursuant to section 130 of the Act Council offers to all ratepayers a discount of 5% of the total amount of each rate and charge pursuant to these resolutions if the total amount is paid on or before 29 August 2014.

9. Default Penalty & Interest

9.1. Pursuant to section 128 of the Act, if any rate or instalment is not paid on or before the date it falls due then there is payable a daily interest charge equal to the prescribed percentage set out at section 128(2) of the Act in respect of the unpaid rate or instalment for the period during which it is unpaid.

10. Words & Expressions

10.1. Words and expressions used both in these resolutions and in the Act or the Fire Service Act 1979 have in these resolutions the same respective meanings as they have in those Acts.

3.0 Legislation

Division 2 - General rates

90. General rate

(1) A council may, not earlier than 1 June and not later than 31 August in any year, in respect of each financial year, make one general rate for that year on all rateable land in its municipal area.

(2) A council may make a general rate on rateable land whether or not it provides any services in respect of that land.

(3) A general rate is to be based on one of the following categories of values of land:

(a) the land value of the land;

(b) the capital value of the land;

(c) the assessed annual value of the land.

(4) In making a general rate, a council may set a minimum amount payable in respect of that rate if that rate does not include a fixed charge.

(5) A minimum amount payable in respect of a general rate may not be set by a council under subsection (4) if the minimum amount would –

(a) in respect of the 2012-2013 financial year, apply to more than the relevant percentage in respect of the council, as determined under section 89B for that financial year, of the number of areas of land that is rateable land to which no variation under section 107 of the general rate applies; or

(b) in respect of any other financial year, apply to more than the relevant percentage in respect of the council, as determined under section 89B for that financial year, of the number of areas of land that is rateable land to which no variation under section 107 of the general rate applies.

91. Composition of general rate

(1) A general rate may consist of 2 components –

(a) one which is based on the value of the rateable land; and

(b) the other which is a fixed charge.

(2) If a council makes a general rate which consists of the 2 components, the fixed charge

(a) must apply equally to each rateable land assessment; and

(b) must be calculated so that the total revenue raised from it does not exceed an amount equal to 50% of the council's general rates for the year to which the fixed charge relates.

Notification of Making Rates

In accordance with Section 118 of the *Local Government Act 1993* (as amended), notice is hereby given that Council made its rates and charges for the 2014/2015 financial year at its special meeting held on the 24th June 2014

The following is a summary of the rates and charges to be applied.

	2014/2015
General Rate Varied	
<ul style="list-style-type: none"> • Lands predominantly used for residential purposes, primary production or is vacant land not used for any purpose • Quarrying & Mining • Quarrying & Mining Remote • Mining • Vacant Land • All other lands 	<p>5.783¢ - charge \$254.25</p> <p>70.276¢ - charge \$254.25</p> <p>81.447¢ - charge \$254.25</p> <p>78.961¢ - charge \$254.25</p> <p>3.786¢ - charge \$254.25</p> <p>13.273¢ - charge \$254.25</p>
Fire Protection Rate	
<ul style="list-style-type: none"> • Urban (Volunteer) • Rural (General) 	<p>0.5800¢ (min \$37.00)</p> <p>0.5093¢ (min \$37.00)</p>
Waste Management Service Rate Varied	
Lands predominantly used for residential, primary production or vacant land not used for any purpose	0.003¢ (min \$5.25)
All other lands	3.036¢ (min \$181.73)
Waste Management Charge Varied	
<ul style="list-style-type: none"> • Lands predominantly used for residential purposes • Vacant Land • All other lands 	<p>\$181.73</p> <p>\$17.92</p> <p>\$5.25</p>
Garbage Collection & Recycling Service Charge	
For each bin collected or a single charge per land	
Garbage - General	\$107.00
Garbage - Other	\$159.43
Recycling - Residential	\$18.30
Recycling - Other	\$27.50
Stormwater Service Charge	
Lands within the town boundaries of Gormanston, Tullah, Rosebery, Zeehan, Strahan and Queenstown used or predominantly used for residential, Industrial, Commercial, Mining and Quarry purposes	\$124.45
All other lands	\$10.56
Tenement Charges	100%