

RATES INFORMATION

Rates

Rates are Council's main source of revenue. Council has determined to raise differential rates based on the use of the land and locality of the land. Land use is recognised by other State taxing agencies and is easily identified and understood by our communities. It is therefore considered the most appropriate method for applying different rates by the majority of Councils. Currently the general differential rates are applied on the basis of category of land use with the exception of properties within the category of residential land use in the planning zones of Productive Rural Landscape Zone and Rural Zone.

Valuation

Council will continue to use the Capital Value determined by the Office of the Valuer-General as the basis for valuing land within the Council area.

Minimum Rate

For 2023/24 Council has set a minimum amount payable by the way of general rates of \$868.

Regional Landscape (RL) Levy

The RL Levy is a State Government levy which Council is required to collect on behalf of the State Government. The Levy is based on the capital value of your property and is shown as a separate charge on your Rate Notice.

Separate Rates

Council applies separate rates on land within areas of the region for the purpose of funding or securing development related activity that is, or is intended to be of particular benefit to the land, the occupiers of the land or visitors to that area. These include separate rates intended to fund: transport, wastewater, recreation and sports infrastructure within new developments. They provide security for Council, the community and developers to address the impact of significant development growth in the area.

Service Charges

Council provides various prescribed services. Service charges are levied in accordance with the Local Government Act 1999.

Wastewater

- CWMS Service Charge \$637 per property
- Sewer Service Charge \$778 per property

Council will continue to provide a rebate to ratepayers connected to the existing sewer system in Brunkunga to be \$113.

Kerbside Waste Collection

- 2 bin service - Waste and recycling \$201 per property.
- 3 bin service - Waste, recycling and green waste \$240 per property.
- Properties leased from Council - Any 2 bins \$201 per property.

Meadows Non-Potable Water Service Charge

\$464 for each connected assessment (outside of the growth areas) as per a long-standing historical arrangement.

Meadows Recycled Water Service Charge

\$68 per allotment will be charged on some land within the township of Meadows plus a variable (metered) charge of \$3.20 per kilolitre (KL) of usage to be issued half yearly by tax invoice.

Rebates

Council provides both mandatory and discretionary rebates pursuant to the Act.

Council may grant a rebate of rates, up to 100% to eligible ratepayers.

Hardship

Ratepayers experiencing financial hardship may seek confidential assistance from Council's rates team.

Postponement of Rates

Ratepayers who hold a State Seniors card are able to apply to Council to postpone payment of rates in excess of \$500 on their principal place of residence.

Rate Capping

A Rate Cap is to apply to eligible residential ratepayers' principal place of residence to protect individuals against increased rates brought by substantially increased property valuations.

Council will apply a rate cap to Residential 1, Residential 2 and Primary Production properties affected by increases. Rate capping is available to eligible ratepayers for increases in general rates - 4% for pensioners and 12.5% for all ratepayers. Conditions apply. Applications close 31 October 2023.

General Differential Rates 2023/24

- Residential (Category (a)) 0.329511 cents in the dollar
- Commercial (Categories (b), (c) and (d)) 0.329511 cents in the dollar
- Industry (Categories (e) and (f)) 0.329511 cents in the dollar
- Vacant Land (Category (h)) 0.329511 cents in the dollar
- Other (Category (i)) 0.329511 cents in the dollar
- Primary Production (Category (g)) 0.276789 cents in the dollar

All residential land within the Productive Rural Landscape Zone and Rural Zone, 0.29656 cents in the dollar.



Rate the Mount Barker District Council



Scan the QR code to complete the survey. Alternatively, visit the Local Government Centre or Library for a paper copy.

CATALYSE

All Information in this publication is a summary.

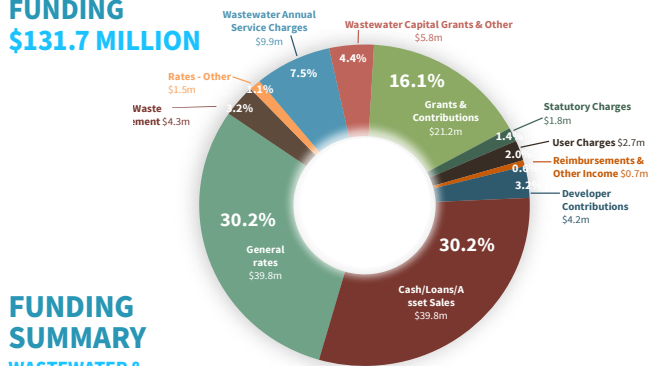
Please visit mountbarker.sa.gov.au for more information about the Annual Business Plan.

Contact Council on 8391 7200 or email council@mountbarker.sa.gov.au

\$40.2 MILLION WILL BE SPENT ON GENERAL OPERATIONS, \$16.4M ON CAPITAL WORKS, \$34.4M ON INTERGENERATIONAL PROJECTS AND \$1.5M ON NEW INITIATIVES IN 2023/24

WHERE THE MONEY COMES FROM

TOTAL FUNDING
\$131.7 MILLION

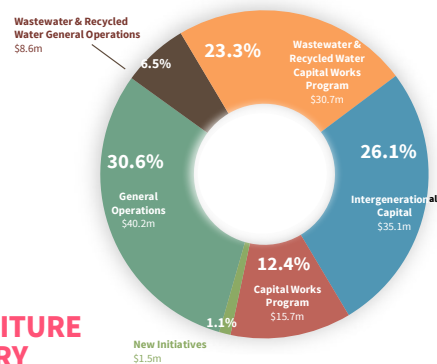


FUNDING SUMMARY
WASTEWATER & RECYCLED WATER COUNCIL

\$39.2 MILLION
\$92.5 MILLION

WHERE THE MONEY GOES

TOTAL EXPENDITURE
\$131.7M



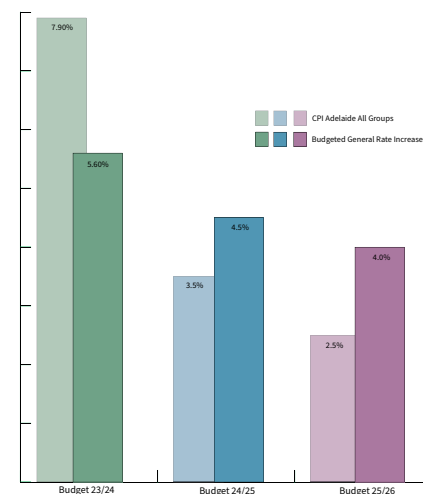
EXPENDITURE SUMMARY

WASTEWATER & RECYCLED WATER COUNCIL
\$39.2 MILLION
\$92.5 MILLION

3 YEAR RATING STRATEGY

In alignment with the Long Term Financial Plan 2023-2033 and community feedback following engagement on the plan, Council has sought to minimise the impact of significant increases in inflation on ratepayers via adopting a 'smoothing' approach to general rate setting. What this means for the 2023/24 (year 1 of strategy) is that General Rates are proposed to increase by 5.6%* compared to March Adelaide CPI of 7.9%. What this means for 2024/25 (year 2 of strategy) and 2025/26 (year 3 of strategy) is that General Rates will need to increase at a rate greater than CPI. The objective of the rating strategy is for General Rate income to be increased by CPI on average over a 3 year period. In the event that year 2 and 3 of the 3 Year Rating Strategy are not adhered to, this will result in a reduction in services to the community and/or financial sustainability of Council.

*Consideration; the average rate increase per annum is based on the total of all rateable properties. Individual ratepayers may have different changes in their general rates dependent on the change in valuation of their property relative to the overall valuation changes across the Council area. The 3 Year Rating Strategy applies to general rates only, it does not extend to annual service charges. Decision making on general rates and annual service charges occurs annually in July following community consultation.



HIGHLIGHTS

With finite resources, pressures to deliver more and changes in expectations of the consumers of Council's services, there is a growing need for Council to deliver services tailored to demand. This Annual Business Plan will focus on maintaining service standards. Highlights for the year ahead include the following:



Corporate Emissions Reduction Plan

We're developing a Corporate Emissions Reduction Plan to reduce corporate greenhouse gas emissions resulting from the delivery of operations and services, in line with Council direction, community expectations and as a contribution to national and global greenhouse gas mitigation efforts.



Regional Aquatic and Leisure Centre

The Regional Aquatic and Leisure Centre has been designed as a multi-purpose, fully accessible community space, with facilities and activities for all ages and abilities including children, families, youth, community groups, recreational and organised swimming. Construction of this exciting facility is due for completion in the summer of 2024/25.



Wastewater Treatment Plant

Commence construction of Stage 1 of the Laratinga Water Recovery Plant to replace the ageing Springs Road Wastewater Treatment Plant, increase the treatment capacity and improve the quality of water discharged to the environment and supplied to recycled water customers.



Trunk Mains Project

Completion of the Hampden Road gravity trunk sewer main and new inlet pump station, and construction of stage 1 of the Nairne trunk sewer to increase capacity and expand geographically the sewer network servicing the Mount Barker, Nairne and Littlehampton area. Design will also be completed for the CBD, Central and Eastern Stage 2 trunk sewers to be delivered in coming years.



New Footpath Program

The new footpath program has been developed in response to community desires for improved pedestrian connectivity in urban areas across the district. We'll be investing almost \$1.2 million in new footpaths during the financial year to deliver a more comprehensive footpath network with a significant increase in service level and standard for urban areas across the district in line with community expectations.



Keith Stephenson Park play space upgrade

An exciting new play space is being created for all ages incorporating new play equipment including a sandpit, nature and water play, landscaping and softfall, lighting, shelters, shade sails, and fencing. The new play space in Keith Stephenson Park is due to be opened for us in spring 2023.



RV Parks in Mount Barker and Macclesfield

Adding to the RV parks being established in Callington and Meadows, we are establishing further RV Parks in Mount Barker and Macclesfield to provide short term recreational vehicle accommodation that assists to drive tourism and investment.

84%

Current progress on Council service delivery objectives 2022/23