

**ALICE SPRINGS TOWN COUNCIL**  
**DECLARATION OF RATES & CHARGES**  
**FOR FINANCIAL YEAR ENDING 30 JUNE, 2014**

**1. BASIS OF ASSESSED VALUE**

That pursuant to section 149(1) of the Local Government Act 2008, Council adopts, as the basis of determining the assessed value of all allotments in the municipality, the unimproved capital value as it appears on the valuation roll prepared by the Valuer-General under the Valuation of Land Act.

**2. BASIS OF RATE CALCULATION**

That pursuant to *section 148* of the *Local Government Act 2008* Council calculates rates using a differential valuation-based charging structure which is subject to a minimum charge.

Rates are calculated as the higher of:

- (a) The amount calculated by applying the applicable percentage, as specified in the Differential Rates Schedule below, to the assessed value of each allotment of rateable land; or
- (b) The minimum amount shown in the Differential Rates Schedule multiplied by the number of residential units on the allotment of land.
- (c) The minimum amount shown in the Differential Rates Schedule multiplied by 1.

**Differential Rates Schedule**

Multiplier	Zone	Minimum Amount
0.00151853	R (Rural), RL (Rural Living), RR (Rural Residential)	\$1,083
0.00115731	Urban Farm Land rate (75% of Rural)	\$811
0.02722410	CB (Central Business)	\$ 1,142
0.02039380	C (Commercial)	
0.00702998	SC (Service Commercial)	
0.01289508	TC (Tourist Commercial)	
0.00752963	LI (Light Industry) GI (General Industry)	
0.00607314	SD (Single Dwelling Residential), MD (Multiple Dwelling Residential), CL (Community Living), PS (Public Open Space), OR (Organised Recreation), CP (Community Purposes), CN (Conservation), FD (Future Development), U (Utilities), RW (Railways)	\$1,083
	MR (Medium Density Residential)	
	HR (High Density Residential)	
0.00910105	The allotments included in SU (Specific Use) and referred to as SA1, SA3 and SA4 in Schedule 1 of the Northern Territory Planning Scheme	\$ 1,142
	All units in Unit Plan No. 94/87 situated on Lot 7449	\$264

Multiplier	Zone	Minimum Amount
0.00326000	Conditionally rateable land including Mining tenements	\$815
0.00538809	All other rateable land within the Municipality not otherwise described above	\$1,083

In addition to the above amounts, an amount of \$51,460 is expected to be collected via rates on the tenancies within the Alice Springs Airport and surrounds.

**3. GENERAL RATE - DECLARATION**

That pursuant to *section 155* of the *Local Government Act 2008*, Council hereby declares that in respect of the financial year ending 30th June 2014 the amount, which Council intends to raise by rates for general purposes, is \$18,565,141.

**4. URBAN FARM LAND RATE - DECLARATION**

That pursuant to *sections 143 and 148* of the *Local Government Act 2008*, Council hereby declares that in respect of the financial year ending 30<sup>th</sup> June 2014:

- (a) There shall be an urban farm land rate;
- (b) The proportion by which the amount otherwise payable by the application of the differential rate in relation to those allotments of rateable land zoned R, RL or RR at the time classified in the assessment record as urban farm land, shall be reduced to 75%.

**5. WASTE MANAGEMENT CHARGES**

That in relation to Council's function of sanitation and waste management, pursuant to *section 157* of the *Local Government Act 2008* in respect of the financial year ending 30<sup>th</sup> June 2014, Council hereby declares the following charges:

- (a) Where a waste collection service is provided using a 240 litre capacity receptacle supplied by Council:
  - (i) For each regular weekly service \$296.50 per annum  
(this fee includes the waste management charge)
  - (ii) For each additional regular weekly service \$242.00 per annum
  - (iii) For replacement of each 240 litre receptacle \$97.00 per receptacle  
(where the occupier has been responsible for loss or damage)
- (b) Charges in respect of waste management for each dwelling in the municipality where no collection is provided:

An annual waste management charge of: \$53.00 per annum
- (c) Charges in respect of waste management to any parcel of land containing 20 or more substantially self-contained residential units in respect of which

alternative arrangements acceptable to the Council have been made to provide a regular weekly waste management service:

An annual waste management charge of: \$53.00 per annum

**6. PAYMENT OF RATES AND CHARGES**

That, pursuant to *section 161* of the *Local Government Act 2008*, Council determines that rates and charges for the year 1 July, 2013 to 30 June, 2014 inclusive, shall be due and payable by four approximately equal instalments on the following dates, namely:-

First Instalment	Friday, 6 September, 2013
Second Instalment	Friday, 1 November, 2013
Third Instalment	Friday, 7 February, 2014
Fourth Instalment	Friday, 4 April, 2014

Payment of all or any remaining instalments may be made on or before the due date of the next instalment.

**7. PROMPT PAYMENT DRAW**

That pursuant to *section 160* of the *Local Government Act 2008*, Council determines that a benefit be given to encourage the prompt payment of rates and charges for the financial year ending 30th June 2014. This shall be by the conduct of a draw to be known as the Early Bird Draw.

Council shall refund a sum equal to the full amount paid on account of rates (not including charges) to ten (10) ratepayers.

The following conditions will apply:

- (a) That the total amount of all rates and charges levied for the financial year ending 30th June 2014 in respect of a particular allotment of rateable land together with arrears (if any) be paid in full on or before 6 September, 2013, in cash or in such other manner deemed acceptable by Council.
- (b) That only ratepayers who are natural persons are entitled to participate in the draw.
- (c) That "ratepayers" shall mean such person or persons (either jointly or severally) who are shown as registered owners in the assessment record.
- (d) For the purposes of this draw for the ten (10) winners of rates refund, only one amount equal to the total rates paid or \$3,000 whichever amount is the lesser, per rateable allotment of land shall be permitted.
- (e) That the names of all natural ratepayers who have complied with these conditions shall be entered in a draw to determine the winners.
- (f) That Council shall on 25 September 2013 arrange for the names of ten (10) ratepayers to be drawn from those entered pursuant to condition (e) and the

first ten (10) ratepayers whose names are so drawn shall be refunded an amount determined in accordance with condition (d) hereof.

- (g) That the results of the draw shall be published in the Centralian Advocate on the 1 October, 2013 and all winning ratepayers shall be notified by post.

**8. PENALTY FOR LATE PAYMENT**

- (a) That pursuant to *section 162* of the *Local Government Act 2008*, Council determines that the relevant interest rate which accrues on overdue rates will be 19.00% per annum.
- (b) That pursuant to *section 161(3)* of the *Local Government Act 2008*, Council relieves all ratepayers from the consequences of default in payment by instalment, to the extent of those instalments where the due date has not yet arrived. So that where instalments of rates and charges are not paid on or before the date on which the instalment is due and payable:
  - (i) The date on which any future instalment is due and payable is not affected; and,
  - (ii) The penalty for late payment, under *item 8(a)* above, shall be calculated only on the amount of the outstanding instalment on a daily basis from the date on which the missed instalment became due and payable, until the date payment is made in full.

**9. RECOVERY OF OUTSTANDING RATES AND CHARGES**

That recovery action may be instituted in respect of all rates outstanding after the due date and any costs of such recovery action be added to the outstanding amount.