

Norfolk Island Regional Council

MEDIA RELEASE

INTRODUCTION OF AN ORDINARY RATE

On 5 May 2016 the *Local Government Act 1993 (NSW)* (the Act) was amended allowing specific provisions for the introduction of an ordinary land rate for Norfolk Island. On 20 July 2016 the Norfolk Island Regional Council placed a recommended rating model on public exhibition for 28 days and if no submissions are received, the model becomes the rating structure for the Norfolk Island Regional Council 2016/2017.

The proposed rating model is currently on public exhibition until 19 August 2016 and community members are invited to lodge submissions to 'Public Submissions, Norfolk Island Regional Council, PO Box 95, Norfolk Island, 2899' or email gaye.evans@nirc.gov.nf. The proposed model can be found at www.norfolkisland.gov.nf/NIRC_Council_Meetings/PublicExhibitDocs and is also copied below.

The proposed model has three categories for ordinary rates - farmland, residential and business, with each of these having sub-categories. Ratepayers will have the option of paying their rates as one annual sum or in quarterly instalments. There are concessions on the rateable amount to avoid hardship and for eligible pensioners. Eligible pensioners are charged half the ordinary rate.

The ordinary rate for 2016/2017 will be a non-value based rates system with the Act requiring Council to raise \$500,000 in rating revenue for the first rateable year, and then a minimum of \$1,000,000 for subsequent years. For 2016/2017 categorisation of rateable land will be conducted by the Norfolk Island Regional Council. Work is continuing to move to a value based rating system and a new model may be available for consideration by the elected Council for the 2017/2018 year.

Each rateable land owner will receive in the very near future, a notice advising them of the rating category and sub-category of their land. Landowners are able to seek a review of their category by applying to the Council, in the first instance.

'Revenue from rates is an important component of a Council's budget. The revenue raised will contribute to Council expenses such as the upkeep of roads and buildings, contributions towards Tourism and maintenance of public areas, including picnic areas, sports fields and reserves which we all enjoy using,' Ms Lotta Jackson said.

Lotta Jackson
General Manager

05 August 2016

Norfolk Island Regional Council - Proposed Rating Model

Proposed Categories and Sub-Categories with total numbers of portions to raise \$500,000 and \$1,000,000

				Year 1 Raise \$500,000		Year 2 Raise \$1,000,000	
Category	Sub-Category	Numbers of portions	Numbers of billing recipients	Levy per owner	Total levies per category	Levy per owner	Total levies per category
Residential	less than 0.05 Ha	20	20	\$135.00	\$2,700.00	\$270.00	\$5,400.00
Residential	0.05Ha - 0.1Ha	47	47	\$255.00	\$11,985.00	\$510.00	\$23,970.00
Residential	0.1Ha - 0.5Ha	390	390	\$270.00	\$105,300.00	\$540.00	\$210,600.00
Residential	0.5Ha - 1.0Ha	182	182	\$290.00	\$52,780.00	\$580.00	\$105,560.00
Residential	1.0Ha - 5.0Ha	280	280	\$310.00	\$86,800.00	\$620.00	\$173,600.00
Residential	5.0Ha -20.0Ha	49	49	\$320.00	\$15,680.00	\$640.00	\$31,360.00
Farmland	1 portion	683	403	\$240.00	\$96,720.00	\$480.00	\$193,440.00
Business - Commercial/ Industrial	less than 0.1 Ha	84	84	\$320.00	\$26,880.00	\$640.00	\$53,760.00
Business - Commercial/ Industrial	0.1Ha - 0.5Ha	49	49	\$580.00	\$28,420.00	\$1,160.00	\$56,840.00
Business - Commercial/ Industrial	0.5Ha - 1.0Ha	16	16	\$845.00	\$13,520.00	\$1,690.00	\$27,040.00
Business - Commercial/ Industrial	1.0Ha - 5.0Ha	10	10	\$1,105.00	\$11,050.00	\$2,210.00	\$22,100.00
Business - Commercial/ Industrial	5.0Ha - 20.0 Ha	5	5	\$1,365.00	\$6,825.00	\$2,730.00	\$13,650.00
Airport		0	0	\$0.00	\$0.00	\$0.00	\$0.00
Business - Tourist Accommodation	1 unit	24	24	\$320.00	\$7,680.00	\$640.00	\$15,360.00
Business - Tourist Accommodation	2 units	10	10	\$550.00	\$5,500.00	\$1,100.00	\$11,000.00
Business - Tourist Accommodation	3 units	6	6	\$745.00	\$4,470.00	\$1,490.00	\$8,940.00
Business - Tourist Accommodation	4 units	9	9	\$895.00	\$8,055.00	\$1,790.00	\$16,110.00
Business - Tourist Accommodation	5 units	11	11	\$1,025.00	\$11,275.00	\$2,050.00	\$22,550.00
Business - Tourist Accommodation	6-10 units	14	14	\$1,275.00	\$17,850.00	\$2,550.00	\$35,700.00
Business - Tourist Accommodation	11-20 units	6	6	\$1,615.00	\$9,690.00	\$3,230.00	\$19,380.00
Business - Tourist Accommodation	21 - 49 units	5	5	\$1,975.00	\$9,875.00	\$3,950.00	\$19,750.00
Business - Tourist Accommodation	over 50 units	2	2	\$2,315.00	\$4,630.00	\$4,630.00	\$9,260.00
Business - Charitable	Non Liquor	29	29	\$100.00	\$2,900.00	\$200.00	\$5,800.00
Business - Charitable	Liquor	7	7	\$350.00	\$2,450.00	\$700.00	\$4,900.00
Administration- other	1 x portion	0	0	\$0.00	\$0.00	\$0.00	\$0.00
Total No's of portions		1938	1658				
Total					\$543,035.00		\$1,086,070.00
Less estimated pensioner discounts of 50%. (350 pensioner-owned portions @ \$120)					\$42,000.00		\$84,000.00
Total - after pensioner discount					\$501,035.00		\$1,002,070.00