

A. GENERAL RATES – OVERVIEW

In accordance with section 94(1)(a) of the *Local Government Act 2009* and section 80(1) of the *Local Government Regulation 2012*, Council will levy differential general rates on all rateable land within the Shire.

For the 2023/24 financial year, Council has determined that it will, in accordance with section 81 of the *Local Government Regulation 2012*, adopt twenty-one (21) differential categories.

In making general rates, Council raises an amount of revenue it sees as being appropriate to maintain and improve assets and provide services to the Shire as a whole. In deciding how that revenue is raised, Council takes into account the following factors –

- the use of the land and the economic value of that use;
- the location of the land;
- the level of services provided to that land;
- the access that the land has to services; and
- the rateable value of land, including the potential for the land to produce income.

The annual valuation made by the Department of Resources of all lands in the Shire shall have force and effect for the period of twelve (12) months commencing on 1 July 2023.

Council determines that a method of differential general rating be applied to all rateable land in the Shire on the bases set out hereunder.

B. DIFFERENTIAL GENERAL RATING CATEGORIES

In accordance with section 81 of the *Local Government Regulation 2012*, the categories into which rateable land is categorised, the description of those categories and the method by which land is to be identified and included in its appropriate category is set out in the following table.

Category	Description	Identification
A – Residential	Land which is used or intended to be used for residential purposes.	Land with land use codes 01, 02, 04-06, 08, 09 and 72 and/or a property type of Urban Residential or Urban Vacant and as identified by the CEO, but excluding the following properties with assessment numbers: 1872, 3085, 3094, 3097, 3100, 3112, 6214, 6215, 6220, 6221, 6781, 6782, 11093 to 11096, 12390, 12391, 12463 to 12465, 12580 to 12594, 15251, 15252, 15767 and 15768.
A1 – Rural Residential	Land which is used or intended to be used for rural residential purposes.	Land with land use codes 01, 02, 04-06, 09 and 72 and/or a property type of Rural Residential or Rural Vacant and as identified by the CEO.
A2 – Multi Unit Dwellings <2 Flats	Land which is used or intended to be used for residential purposes – multi unit dwellings <2 flats.	Land with land use code 03 and/or a property type of Urban or Rural Residential and as identified by the CEO.
A3 – Multi Unit Dwellings 3-4 Flats	Land which is used or intended to be used for residential purposes – multi unit dwellings 3-4 flats.	Land with land use code 03 and/or a property type of Urban or Rural Residential and as identified by the CEO.

Category	Description	Identification
A4 – Multi Unit Dwellings 5-7 Flats	Land which is used or intended to be used for residential purposes – multi unit dwellings 5-7 flats.	Land with land use code 03 and/or a property type of Urban or Rural Residential and as identified by the CEO.
A5 – Multi Unit Dwellings >7 Flats	Land which is used or intended to be used for residential purposes – multi unit dwellings >7 flats.	Land with land use code 03 and/or a property type of Urban or Rural Residential and as identified by the CEO.
B – Commercial and Industrial	Land used, or intended to be used, for commercial and/or industrial purposes other than land included within category B1 or B2.	Land with land use codes 07, 10-59, 90, 92, 96-97 and 99 and as identified by the CEO, and including the following properties with assessment numbers: 1872, 3085, 3094, 3097, 3100, 3112, 6214, 6215, 6220, 6221, 6781, 6782, 11093 to 11096, 12390, 12391, 12463 to 12465, 12580 to 12594, 15251, 15252, 15767 and 15768.
B1 – Shopping Centre	Land used, or intended to be used, for the purposes of a shopping centre, or as a part of a shopping centre, having a gross floor area greater than 4,000 square metres, and on-site car parking for more than 80 vehicles.	Land with land use code 16 and as identified by the CEO.
B2 – Shopping Complex	Land used, or intended to be used, for the purposes of a shopping centre, or as a part of a shopping centre, having a gross floor area greater than 2,000 square metres, and on-site car parking for more than 24 vehicles but less than 81 vehicles.	Land with land use codes 14 or 16 and as identified by the CEO.
C – Grazing and Livestock	Land used for the purposes of grazing or livestock.	Land with land use codes 60-69, 85-87 and 89 and as identified by the CEO.
D – Sugar Cane	Land used for the purposes of growing sugar cane.	Land with land use code 75 and as identified by the CEO.
E – Rural (Other) – less than 20 hectares	Land used for rural purposes, other than land included in category C or D, with an area of less than 20 hectares.	Land with land use codes 70-71, 73-74, 76-84, 88, 93-94 and as identified by the CEO.
E1 – Rural (Other) – 20 hectares or more	Land used for rural purposes, other than land included in category C or D, with an area of 20 hectares or greater.	Land with land use codes 70-71, 73-74, 76-84, 88, 93-94 and as identified by the CEO.
F – Sugar Milling	Land used, or intended to be used, for the purposes of sugar milling, including land used in connection or in association with sugar milling.	Land identified by the CEO.
G1 – Water (less than 10 hectares)	Land used, or intended to be used, for the extraction, storage, delivery, transport or drainage of water, with an area of less than 10 hectares.	Land with land use code 95 and as identified by the CEO.
G2 – Water (10 hectares or more)	Land used, or intended to be used, for the extraction, storage, delivery, transport or drainage of water, with an area of 10 hectares or greater.	Land with land use code 95 and as identified by the CEO.

Category	Description	Identification
H1 – Solar Farms – 40MW – 90MW	Land used, or intended to be used, in whole or in part, for the purposes of a solar farm, with an approved output capacity not lower than 40MW but equal to or less than 90MW.	Land with land use code 91 and as identified by the CEO.
H2 – Solar Farms – 91MW – 250MW	Land used, or intended to be used, in whole or in part, for the purposes of a solar farm, with an approved output capacity not lower than 91MW but equal to or less than 250MW.	Land with land use code 91 and as identified by the CEO.
H3 – Solar Farms – >250MW	Land used, or intended to be used, in whole or in part, for the purposes of a solar farm, with an approved output capacity greater than 250MW.	Land with land use code 91 and as identified by the CEO.
H4 – Electricity and Telecommunications Infrastructure	Land used, or intended to be used, in whole or in part, for the purposes of transformers, electricity substations, communication facilities and telephone exchanges.	Land with land use code 91 and as identified by the CEO.
I – Other	Land not otherwise categorised.	Land identified by the CEO.

The land use codes referred to under the “Identification” column in the table above, are those land use codes used by the Department of Resources to classify land within the Shire boundaries during the period of the valuation which becomes effective for rating purposes from 1 July 2023.

Council delegates its power, under section 81(4) of the *Local Government Regulation 2012*, to identify the rating category to which each parcel of rateable land within the Shire belongs to the Chief Executive Officer.

C. DIFFERENTIAL GENERAL RATES AND MINIMUM GENERAL RATES

In accordance with section 77 and section 80 of the *Local Government Regulation 2012*, the differential general rate and minimum general rate for each differential rating category is set out in following table.

Category	Rate (Cents) in the Dollar	Minimum General Rate
A – Residential	1.902	\$1,179
A1 – Rural Residential	1.649	\$1,179
A2 – Multi Unit Dwellings <2 Flats	1.854	\$1,533
A3 – Multi Unit Dwellings 3-4 Flats	1.973	\$2,300
A4 – Multi Unit Dwellings 5-7 Flats	1.867	\$3,833
A5 – Multi Unit Dwellings >7 Flats	2.027	\$6,132
B – Commercial and Industrial	2.053	\$1,415
B1 – Shopping Centre	3.110	\$37,404

Category	Rate (Cents) in the Dollar	Minimum General Rate
B2 – Shopping Complex	2.611	\$10,400
C – Grazing and Livestock	1.449	\$1,415
D – Sugar Cane	3.423	\$1,415
E – Rural (Other) less than 20 hectares	2.098	\$1,415
E1 – Rural (Other) 20 hectares or more	3.423	\$1,415
F – Sugar Milling	31.181	\$187,018
G1 – Water (less than 10 hectares)	20.538	\$1,415
G2 – Water (10 hectares or more)	21.602	\$10,899
H1 – Solar Farms (40MW–90MW)	3.363	\$44,580
H2 – Solar Farms (91MW–250MW)	3.363	\$78,015
H3 – Solar Farms (>250MW)	3.363	\$111,232
H4 – Electricity and Telecommunications Infrastructure	3.561	\$1,769
I – Other	1.902	\$1,179

D. LIMITATION OF INCREASE IN RATES LEVIED

For the 2023/24 financial year Council will not be passing any resolution, pursuant to section 116 of the *Local Government Regulation 2012*, to limit the increase in general rates.

E. REBATES AND CONCESSIONS

a) Rate Concession – Pensioner Rebate

For the 2023/24 financial year, Council has determined that, in accordance with chapter 4, part 10 of the *Local Government Regulation 2012*, it shall grant rating concessions for eligible pensioners with respect to a property which is the principal place of residence of the eligible pensioner.

Eligibility

The concession shall only be granted with respect to a property which is owned solely by eligible pensioner/s and where the property is the principal place of residence of the eligible pensioner/s.

An eligible pensioner is one who is in receipt of a full pension/allowance, who produces a Queensland Pensioner Concession Card issued by Centrelink or Department of Veterans' Affairs or a Veteran Gold Card – Repatriation Health Card For All Conditions issued by Department of Veterans' Affairs.

This rebate shall also extend to:

- War Widows who are the holders of a Veteran Gold Card;
- Eligible pensioners who occupy a dwelling in respect to which a life tenancy has been granted by way of Will and providing there is no provision in the Will which relieves the life tenant of the obligation to pay the rates and charges; and
- Eligible pensioners who reside in an institution caring for the aged, including hospitals, or are in family care providing the property is not occupied on a paid tenancy basis.

The pensioner rebate is to be calculated as half the sum of the relevant General Rates, up to the maximum rebate set at **\$380** to all persons that meet the eligibility criteria.

Council may, in its discretion, consider any case on its merits where special circumstances apply; and allow such rebate as it sees fit up to the maximum remission.

Applications for rate concessions by qualifying applicants who own relevant properties on 1 July 2023 are to be dealt with in the following manner:

- for existing eligible pensioners, the details currently held continue to be used for annual verification with Centrelink/Department of Veterans' Affairs;
- for new eligible Pensioners, an initial application is required to be made; and
- for pensioners requesting a rebate due to special circumstances, an annual application is required to be made.

The amount of pension payable at time of the verification from Centrelink/Department of Veterans' Affairs will determine the eligibility for the Council rebate.

Any rebate granted pursuant to this section is only applicable for the period of time that the eligible pensioner is the owner of the property and all requirements set out above remain fulfilled. If the principal place of residence is disposed of during the financial year, a supplementary rate notice will be issued to the new owner of the property representing the proportionate share of the remission from date of sale to 30 June next.

State Government Subsidy

For the year ending 30 June 2024, an approved pensioner as defined in guidelines for the State Government's Pensioner Rate Subsidy Scheme shall be entitled to a State Government subsidy equivalent to 20 per cent of the cost of rates and charges levied, excluding any amount in excess of \$1,000 per annum levied. The maximum entitlement is **\$200**.

b) Concessions for Not for Profit Community Organisations

For each financial year rebates (i.e. donations) equivalent to 45% of the sum of the relevant sewerage charges in respect of second and subsequent pedestals and/or urinals at premises or land used for private schools, churches, welfare and youth organisations, sporting purposes and public halls, excluding premises licensed under the *Liquor Act 1992* will be made to the relevant community organisations, on the basis that they are entities whose objects do not include making a profit, immediately upon payment in full of all levied rates and charges, together with any overdue rates and charges, if applicable. Council may, at its discretion, consider any case on its merits where special circumstances apply and make such rebates (i.e. donations) as Council considers appropriate.

c) Hardship

As outlined in Council's Rates and Charges Hardship Policy, ratepayers may apply for a concession on the grounds of hardship, in accordance with the requirements of sections 119 to 126 of the *Local Government Regulation 2012*.

F. WASTE MANAGEMENT UTILITY CHARGE

In accordance with section 94(1)(b)(ii) of the *Local Government Act 2009* and section 99 of the *Local Government Regulation 2012*, Council shall levy utility charges for waste management to fund:

- a) Refuse collection and disposal services;
- b) The operation of waste management facilities, including landfills and transfer stations; and
- c) Other waste management services and programmes provided by Council.

The waste management utility charges shall be levied and administered consistent with the Waste Management Policy.

Designated Areas

In accordance with Local Law No 8 (Waste Management) 2018, the Council has resolved to designate areas within which the Council may conduct general waste or green waste collection. The designated area is shown in Schedule 1 – Maps 1-5 attached.

There are two (2) designated areas which differentiate the level of mobile bin service provided to premises located within the areas.

Mobile Bin Service

The mobile bin service for the Shire that is delivered to domestic premises and commercial premises comprises the following mobile bins and collection frequency:

- a) Domestic Premises within Designated Area A
 - i. A 140 litre mobile bin with a red lid for domestic waste and collected weekly.*
 - ii. A 240 litre mobile bin with a yellow lid for recyclable waste (excluding green waste) and collected fortnightly.
 - iii. A 240 litre mobile bin with a lime green lid for green waste and collected fortnightly.

The above service is referred to as a **3 bin domestic service**.

b) Domestic Premises within Designated Area B

- i. A 140 litre mobile bin with a red lid for domestic waste and collected weekly.*
- ii. A 240 litre mobile bin with a yellow lid for recyclable waste (excluding green waste) and collected fortnightly.

The above service is referred to as a **2 bin domestic service**.

c) Commercial Premises within Designated Areas A and B

- i. A 240 litre mobile bin with a red lid for commercial waste and collected weekly.
- ii. A 240 litre mobile bin with a yellow lid for recyclable waste (excluding green waste) and collected fortnightly.

The above service is referred to as a **2 bin commercial service**.

d) Multi-Residential Premises including Duplexes within Designated Areas A and B

These premises will be charged with either a 2 bin domestic service* or a 3 bin domestic service*, regardless of their location, in accordance with the Waste Management Policy.

Waste Management Charges

The following waste service utility charges shall apply in the defined service area:

140L 2 Bin Domestic Service	\$445
240L 2 Bin Domestic Service*	\$560
140L 3 Bin Domestic Service	\$507
240L 3 Bin Domestic Service*	\$622
240L 2 Bin Commercial Service	\$537
240L 3 Bin Commercial Service*	\$599
Additional 140L Domestic Waste Bin	\$363
Additional 240L Domestic Waste Bin	\$478
Additional 240L Commercial Waste Bin	\$431
Additional Domestic Recycle Waste Bin	\$ 82
Additional Commercial Recycle Waste Bin	\$106
Additional Green Waste Bin	\$ 62

**Residents of domestic premises and multi-residential premises may request to change to the 240 litre mobile bin with a red lid. The larger mobile bin will incur a higher annual charge. Commercial premises owners may request an additional 240 litre mobile bin (either red lid or yellow lid). The additional bin will incur a higher annual charge.*

Waste Access Charge

In accordance with section 94(1)(b)(ii) of the *Local Government Act 2009* and section 99 of the *Local Government Regulation 2012*, Council shall levy a charge on each rateable property without an existing refuse service in Category A (Residential), Category A1 (Rural Residential), Category A2 (Multi Unit Dwellings <2 Flats), Category A3 (Multi Unit Dwellings 3-4 Flats), Category A4 (Multi Unit Dwellings 5-7 Flats), Category A5 (Multi Unit Dwellings >7 Flats), Category C (Grazing and Livestock), Category D (Sugar Cane), Category E (Rural (Other) less than 20 hectares) and Category E1 (Rural (Other) 20 hectares or more) for access to free sorted domestic dumping at Landfill and Transfer Stations. For the 2023/24 financial year, the amount of the charge shall be **\$25**.

Waste Legacy Landfill Charge

In accordance with section 94(1)(b)(ii) of the *Local Government Act 2009* and section 99 of the *Local Government Regulation 2012*, Council shall levy a charge on every parcel of rateable land in the Shire to fund expenditure and projects that assist in remediating or reducing the environmental and human health risks associated with former landfill sites located in the Shire, including further detailed assessment of sites if required. For the 2023/24 financial year, the amount of the charge shall be **\$20**.

G. SEWERAGE UTILITY CHARGE

In accordance with section 94(1)(b)(ii) of the *Local Government Act 2009* and section 99 of the *Local Government Regulation 2012*, Council shall levy a sewerage charge on each rateable property, both vacant and occupied, that Council has or is able to provide with sewerage services.

A charge is set, subject to the provisions hereunder, and referred to as classes of buildings in accordance with the National Construction Code 2022 Building Code of Australia Volume Two, for each pedestal in residential dwellings and residential lots under the *Body Corporate and Community Management Act 1997*, or other community title acts that are connected to Council's sewerage system. Where sewerage services are provided to the common property of sewerage scheme land within the meaning of the *Body Corporate and Community Management Act 1997*, the Body Corporate shall be levied a charge on each pedestal.

a) The Sewerage Area shall consist of:-

All land situated in the Shire of Burdekin that Council is prepared to sewer. A parcel of land shall be deemed to be within a sewerage area if Council is prepared to sewer any part of the land.

Such charges shall be levied to defray the cost of constructing sewerage including the payment of interest on, and redemption of, the instalments into a sinking fund, in respect of any loan money borrowed for or in respect of such function and the cost of operating, maintaining and managing sewerage.

The charges shall also apply in respect of any land or any structure, building or place on land that is not rateable under section 93 of the *Local Government Act 2009*.

In this subsection reference is made to classes of buildings. Buildings and portions of buildings shall be classified in accordance with the National Construction Code 2022 Building Code of Australia Volume Two –

Class 1 buildings

A Class 1 building includes one or more of the following sub-classifications:

- (1) Class 1a is one or more buildings, which together form a single dwelling including the following:
 - (a) A detached house.
 - (b) One of a group of two or more attached dwellings, each being a building, separated by a *fire-resisting* wall, including a row house, terrace house, town house or villa unit.
- (2) Class 1b is one or more buildings which together constitute—
 - (a) a boarding house, guest house, hostel, or the like that—
 - (i) would ordinarily accommodate not more than 12 people; and
 - (ii) have a total area of all floors not more than 300 m² (measured Over the enclosing walls of the building or buildings); or
 - (b) four or more single dwellings located on one allotment and used for short-term holiday accommodation

Class 2 buildings

- (1) A Class 2 building is a building containing two or more *sole-occupancy units*.
- (2) Each *sole-occupancy Unit* in a Class 2 building is a separate dwelling.

Class 3 buildings

A Class 3 Building is a residential building providing long-term or transient accommodation for a number of unrelated persons, including the following:

- (1) A boarding house, guest house, hostel, lodging house or backpacker accommodation.
- (2) A residential part of a hotel or motel.
- (3) A residential part of a *school*.
- (4) Accommodation for the aged, children, or people with disability.
- (5) A residential part of a *health-care building* which accommodates members of staff.
- (6) A residential part of a *detention centre*.
- (7) A *Residential care building*

Class 4 buildings

Class 4 is a dwelling in a Class 5, 6, 7, 8 or 9 building.

Class 5 buildings

A Class 5 building is an office building used for professional or commercial purposes.

Class,6 buildings

A Class 6 Building is a shop or other building used for the sale of goods by retail or the supply of services direct to the public, including—

- (1) an eating room, café, restaurant, milk or soft-drink bar; or
- (2) a dining room, bar area that is not an *assembly building*, shop or kiosk part of a hotel or motel; or
- (3) a hairdresser's or barber's shop, public laundry, or undertaker's establishment; or
- (4) a market or sale room, showroom or *Service station*

Class 7 buildings

A Class 7 building is a storage-type building that includes one or more of the following sub-classifications:

- (1) Class 7a — a *carpark*.
- (2) Class 7b — a building that is used for storage or display of goods or produce for sale by wholesale.

Class 8 buildings

A Class 8 building is a process-type building that includes the following:

- (1) A laboratory.
- (2) A Building in which the production, assembling, altering, repairing, packing, finishing, or cleaning of goods or produce for sale takes place.

Class 9 buildings

A Class 9 building is a building of a public nature that includes one or more of the following sub-classifications:

- (1) Class 9a — a *health-care building* including any parts of the building set aside as laboratories and includes a *health-care building* used as a *residential care building*.
- (2) Class 9b — an *assembly Building* including a trade workshop or laboratory in a primary or secondary *school*.
- (3) Class 9c — a *residential Care building*.

Class 10 buildings and structures

A Class 10 building includes one or more of the following sub-classifications:

- (1) Class 10a is a non-habitable building including a *private garage*, carport, shed or the like.
- (2) Class 10b is a structure that is a fence, mast, antenna, retaining wall or free-standing wall or *swimming pool* or the like.
- (3) Class 10c is a *private Bushfire shelter*.

Multiple classifications

A Building (or part of a building) may be designed, constructed or adapted for multiple purposes and have more than one classification.

b) The charges in the Sewerage Area shall be:-

A charge of **\$600** shall be made where sewerage is provided for a full year to Class 1a or Class 4 buildings and portion of buildings and to a single dwelling unit of a Class 2 building. This charge shall apply subject to Clause (c) hereunder. In respect of each and every parcel of vacant land separately valued for rating purposes, a charge of **\$600** for a full year shall be made.

A charge of **\$600** shall be made where sewerage is provided for a full year to a Lot contained in a *Body Corporate and Community Management Act 1997* or another community title acts. This charge shall apply subject to Clause (c) hereunder. This charge shall be payable from the date of registration of the community titles scheme and shall be payable by the owner.

A **pro rata charge** based on **\$600** per annum shall apply in respect of any parcel of land to which sewerage supply is or is not connected and which becomes separately valued during the financial year or to which the Chief Executive Officer deems shall be separately valued during the financial year. Such charge is to take effect from the date of possession or date of effect of valuation, whichever is the earlier.

A **pro rata charge** based on **\$600** per annum shall apply in respect of any parcel of land to which sewerage supply is connected.

- c) Two (2) or more water closet pans installed at Class 1a or Class 4 buildings or portions of buildings and to a single dwelling unit of a Class 2 building shall be permitted without the imposition of charges other than those in Clause (b).
- d) A charge of **\$600** shall be made for each water closet pan and/or each 1,800 mm of urinal or part thereof (as defined by the Australian Standards) connected, proposed to be connected or required to be connected (in accordance with the minimum number/s of water closet pans and/or urinals specified in the National Construction Code of Australia) at Classes 1b, 3, 5, 6, 7, 8 and 9 buildings, or portions of buildings, where sewerage is available for a full year or on a pro rata basis according to the proportion of the year for which sewerage is available. In this sub-clause, the charge of **\$600** shall also apply in respect of three (3) wall urinals or part thereof.
- e) Notwithstanding the above, a charge of **\$600** shall be made for the first three (3) and a charge of **\$360** for subsequent water closet pans and/or each 1,800 mm of urinal and/or part thereof (as defined by the Australian Standards) connected, proposed to be connected or required to be connected (in accordance with the minimum number/s of water closet pans and/or urinals specified in the "National Construction Code of Australia") at premises listed in the **Schedule** below, or as Council may determine by resolution.

Schedule

Motels, Hotels, Taverns, Accommodation Units, Aged Care/Institutions, Caravan Parks, Service Stations, Non-Government Offices (includes combined workshops, warehouses), Shops, Restaurants, Drive-In Theatres, Factory, Foundry, Private Day Care Centres, Sporting Bodies with permanent liquor licences, Ayr Anzac Club – RSL Premises

- f) A charge of **\$600** shall be made in respect of each separately valued parcel of land on which any building and portions of buildings are erected, and not being chargeable as hereinbefore set out.
- g) Within the Sewerage Area, for premises that pump septic tank effluent to the sewer system, an annual charge equivalent to 80% of the standard sewerage charge of **\$600** which equates to **\$480** shall apply. Provided that approval of Council is received to dispose of the effluent as aforesaid. Provided also that Council shall apply an infrastructure contribution charge to be set as a General Charge by resolution of Council.
- h) Sewerage charges to be levied on sporting and other organisations (including the Burdekin Race Club, Home Hill) located outside the sewerage areas where these organisations provide their own pumping facilities and sewer line for the conveyance of sewage from their premises into Council's Sewerage System be based on one-third (to the next) of the sum of the number of water closet pans plus each 1,800 mm of urinal installed for use at the premises at the rate of **\$600** per water closet pan.

H. WATER UTILITY CHARGE

- a) In accordance with section 94(1)(b)(ii) of the *Local Government Act 2009* and section 99 and section 101 of the *Local Government Regulation 2012*, Council has resolved to charge a utility charge for the provision of water services.
- b) The charge shall be levied as a two-part charge with the following components -
- i. an access charge levied irrespective of the volume of water used; and
 - ii. a consumption charge calculated according to the metered volume of water used.
- c) The charge shall be levied on every parcel of rateable land within the water area. The water area consists of all land to which Council is prepared to supply water including the Ayr/Brandon, Home Hill, Mt. Kelly and Giru Water Supply Schemes and the Airdmillan, Klondyke, Colevale, Groper Creek, Alva, Piralko and Sutcliffe Estate Water Supply Extensions ("**the Water Area**").
- d) A parcel of land shall be deemed to be within a water area if Council is prepared to supply water to any part of the land.

Access Charge

- e) For the 2023/24 financial year, an access charge of **\$510** shall be levied on all land within the Water Area.

Consumption Charge

- f) A consumption charge shall apply for each kilolitre consumed as registered by a meter installed by Council in respect of water consumed. For any rates assessment with more than one (1) meter, consumption charges shall be calculated individually on the basis of water consumption of each meter. No summing of consumption for that rates assessment will occur.
- g) For the 2023/24 financial year, the following charges shall apply:
- i. for water supplied by Council's Giru Water Supply Scheme to properties included in rating category F – Sugar Milling: **\$2.90** per 1,000 litres; and
 - ii. for water supplied to all other properties from any of Council's water supply schemes:
 - water usage up to and including 1,000,000 litres - **\$0.45** per 1,000 litres; and
 - water usage above 1,000,000 litres - **\$1.80** per 1,000 litres.
- h) The charge for consumption shall be payable in addition to the minimum access charge.
- i) For premises containing lots under the *Body Corporate and Community Management Act 1997* or another community title acts, where each Lot and Common Property is capable of separate measurement of water, consumption charges shall be calculated from the individual water meters serving each lot and common property.
- j) For premises containing Lots under the *Body Corporate and Community Management Act 1997* or another community title Act, where each Lot and Common Property is not capable of separate measurement of water, consumption charges shall be calculated from the property primary water meter and charged to the lots proportional to the lot entitlement schedule for the Community Title unless an agreement between the Body Corporate and Council has been entered into pursuant to section 196(4) of the *Body Corporate and Community Management Act 1997*. Each such lot shall attract water consumption charges in accordance with Clause (f) above.
- k) In respect of fire hose reel services, all existing services are to have meters fitted retrospectively where practicable. All such services will be then capable of being measured in respect of their water consumption and Council will levy a consumption charge for each kilolitre consumed. Dedicated fire mains are to be installed with no meter and they are not intended to be metered for consumption. Where a fire hose reel is connected off a dedicated fire main, a combination meter is to be installed and the consumption measurement is to be taken from the low flow (fire hose reel) meter only.

Other Matters

- l) Water meters are read twice per year in October/November (half year reading) and May/June (end of year reading).
- m) In accordance with section 102(2) of the *Local Government Regulation 2012*, a meter shall be taken to have been read on a day which starts two (2) weeks before, and ends two (2) weeks after, the date the meter is actually read.

I. ENVIRONMENTAL SEPARATE CHARGE

- a) In accordance with section 94(1)(b)(iii) of the *Local Government Act 2009* and section 103 of the *Local Government Regulation 2012*, Council shall levy a separate charge on every parcel of rateable land within the Shire to fund projects that have an environmental benefit to the Burdekin community, including but not limited to the following environmental improvement and natural resource conservation, preservation or enhancement initiatives:
 - i. Rehabilitation, care or maintenance of the natural environment in areas including aquatic weed management; wetland management; herbicide subsidy; and management of local biosecurity matters such as declared pest animals and weeds.
 - ii. Preservation or remediation of environmentally important areas.
 - iii. Acquisition of land that has particular environmental value.
 - iv. Promotion and encouragement of sustainable practices such as energy efficiency and waste minimisation.
- b) For the 2023/24 financial year, the amount of the charge shall be **\$10**.

J. MOUNT KELLY RURAL FIRE BRIGADE SPECIAL CHARGE

- a) In accordance with section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012* and section 128A of the *Fire and Emergency Services Act 1990*, Council will levy a special charge on land within the area marked on plan number RF2009 (as annexed hereto) to fund the ongoing provision and maintenance of rural fire fighting equipment for the rural fire brigades that operate in the Mount Kelly area ("**the Service**").
- b) The land the subject of the special charge specially benefits from the provision of the Service because this land is not otherwise serviced by urban fire fighting brigades.
- c) For the 2023/24 financial year, the amount of the charge shall be **\$15**.
- d) The overall plan for the special charge is as follows -
 - i. The special charge is levied to fund the cost of providing rural fire fighting services to properties in the Mount Kelly area.
 - ii. The rateable land to which the special charge applies is every parcel of rateable land shown on plan number RF2009 (as annexed hereto).
 - iii. The estimated cost of carrying out the overall plan is \$2,280.
 - iv. The time for carrying out the overall plan is twelve (12) months ending 30 June 2024.

K. SCOTT RURAL FIRE BRIGADE SPECIAL CHARGE

- a) In accordance with section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012* and section 128A of the *Fire and Emergency Services Act 1990*, Council will levy a special charge on land within the area marked on plan number RF0425 (as annexed hereto) to fund the ongoing provision and maintenance of rural fire fighting equipment for the rural fire brigades that operate in the Scott area ("**the Service**").
- b) The land the subject of the special charge specially benefits from the provision of the Service because this land is not otherwise serviced by urban fire fighting brigades.

- c) For the 2023/24 financial year, the amount of the charge shall be **\$50**.
- d) The overall plan for the special charge is as follows -
- i. The special charge is levied to fund the cost of providing rural fire fighting services to properties in the Scott area.
 - ii. The rateable land to which the special charge applies is every parcel of rateable land shown on plan number RF0425 (as annexed hereto).
 - iii. The estimated cost of carrying out the overall plan is \$4,400
 - iv. The time for carrying out the overall plan is twelve (12) months ending 30 June 2024.

L. TIME WITHIN WHICH RATES MUST BE PAID

Rates and charges must be paid by the due date, with the due date being thirty-one (31) days after the rate notices have been issued.

M. OVERDUE RATES AND CHARGES

Rates and charges will become overdue if not paid by the due date.

N. INTEREST ON RATES AND CHARGES

It is Council's policy to ensure that the interests of ratepayers are protected by discouraging the avoidance of responsibility for payment of rates and charges when due. To this end, Council will impose interest on rates and charges from the day they become overdue.

The rate of interest to be charged on overdue rates and charges shall be 11% compound interest charged on daily rests.

Pursuant to section 125 of the *Local Government Regulations 2012*, the amount of premium for Council agreeing to enter into arrangements to defer the payment of rates and charges is the amount equivalent to the amount of interest that would have been raised if the arrangement had not been entered into.

O. PAYMENTS IN ADVANCE

Council will accept payments in advance of the levy of the rates and charges, by lump sum or by instalments. Interest is not payable on any credit balances held.

P. REGULATORY, COST RECOVERY, COMMERCIAL AND OTHER FEES

Council shall by resolution fix regulatory fees for services and facilities including but not limited to, an application for, or the issue of, an approval, consent, licence, permission, registration or other authority under a local government act. Such charges will generally be contained in the Register of Regulatory Fees as adopted by Council from time to time in the Fees and Charges schedule.

The regulatory and cost recovery fees shall be no more than the cost to the local government of providing the service or taking the action for which the fee is charged.

In accordance with Council's general corporate and contractual powers under the *Local Government Act 2009*, Council shall by resolution fix a fee for the commercial or other voluntary supply and acquisition of goods and services.

END
ANNEX













