

Important information about your Rates and Charges for 2023-24

Allowable rate increase:

The Independent Pricing and Regulatory Tribunal (IPART) has set the maximum percentage amount by which Kiama Council may increase its general rate income for 2023-24 at 5.1%.

This percentage increase will be reduced by the previously IPART approved one-off Additional Special Rate Variation (ASV) of 0.9% reducing the increase to 4.2%.

Revaluation – property land values:

- The general revaluation of land within Kiama Council's area has been completed by The Valuer General
- The Valuer General will send you a Notice of Valuation soon
- The new land values will be used to calculate your 2023-24 rates
- Council's total rate income is pegged at 4.2% and Council must remain within this limit when applying the new land values to calculate your rates
- Individual rates will vary with some rates increasing, decreasing or staying about the same
- For further information, questions or concerns about your land valuation, please contact the Valuer General: www.valuergeneral.nsw.gov.au or call 1800 110 038.

Our proposed Rate Levy for 2023-24:

Rate Category (as shown on your rate notice)	Rate in the \$	Base Amount \$	Proposed Rate Income \$
Residential	0.0007743	896.80	17,881,365
Residential Rural	0.00087470	896.80	492,617
Farmland	0.00064050	896.80	764,346
Business	0.00186252		42,166
Business commercial/ Industrial	0.00351	Minimum rate of 896.80	1,571,721

Note: The figures shown may change slightly as Council adds more rateable properties to its rate base up to 30 June, 2023.

How are residential, rural residential and farmland rates calculated?

The total rate bill is calculated by
 (Land Value x Rate in \$) + Base Amount = Total Rate Bill

Residential (example):

Land Value	Rate in \$	Amount	Base Amount	Total Rate Bill
850,000	0.0007743	658.16	896.80	1,554.96

Rural Residential (example):

Land Value	Rate in \$	Amount	Base Amount	Total Rate Bill
850,000	0.00087470	743.50	896.80	1,640.30

Farmland (example):

Land Value	Rate in \$	Amount	Base Amount	Total Rate Bill
850,000	0.00064050	544.43	896.80	1,441.23

What is a base amount:

- A base amount is a fixed amount that is applicable to every property in the rate category
- Base amounts help smooth out large increases in land values by reducing the amount of rate income calculated solely on property land values.

Hardship:

- Council recognises that due to exceptional circumstances, ratepayers may at times encounter difficulty paying their annual rates and charges. Contact Council using one of the methods below, if you need to discuss your options.

Find out more at: www.kiama.nsw.gov.au/rates

Note: your residential rates notice will also contain taxes for Domestic Waste (bin service) and Residential Stormwater.

Contact us

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