



Your Council Rates Explained

The Components of your Annual Council Rates Bill



How general rates and charges are calculated (based on 2% rate cap)

Under the Fair Go Rates system, Council is required to set rates in accordance with a rate cap. Council can only raise its general rates and charges above the cap if it has consulted with its community and been granted permission by the Essential Services Commission.

Waste charges

The waste charge pays for kerbside waste collection, recycling, waste disposal and State Government landfill levy - a charge Council must pay when depositing waste at landfill.

Waste charges are not subject to the rates cap.

Fire services property levy (set by State Government)

All Fire Services Property Levy money collected by Council is passed on to the State Government to fund the fire agencies.

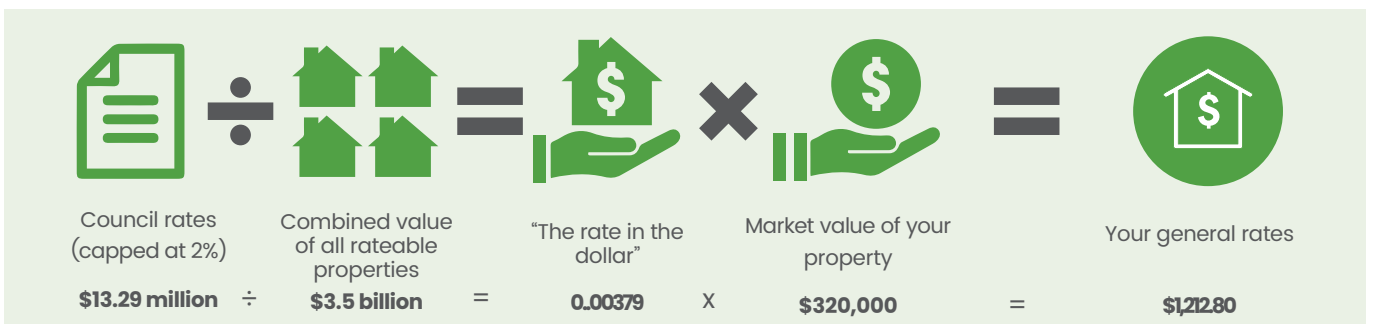
This charge is set by the State Government and is not subject to the rates cap.

Your rates bill

Your bill may be more or less than you expected because the rate cap applies to the average rates paid by all properties, not your individual property.

The rate cap does not apply to waste charges, the fire services property levy or property revaluations.

How general rates and charges are calculated



Council does not get more money if your property valuation increases

By law, individual property values must be reviewed annually. All Victorian properties were revalued in 2020.

If the value of your property increased by a greater percentage than others in your municipality, you pay a larger percentage of the combined general rates total.

If the value of your property increased by a lesser percentage than other in your municipality, you pay a smaller percentage of the combined general rates total.

The total combined general rates collected by Council remains the same.

