



District Council of Franklin Harbour
 PO Box 71
 Cowell SA 5602
 Phone (08) 8629 2019
 ABN 87 245 431 404

RATE NOTICE 2021/2022

Rates & charges for period 1 July 2021 to 30 June 2022
 Rates declared on 11 August 2021

GF & DE HARROWFIELD
 79 DUNCAN STREET
 WHYALLA SA 5608

Quarterly Payment	Last Day for Payment
\$107.43	15.09.21
Assessment Number	Date of Notice
A453	12.08.21

Property Details			
PROPERTY LOCATION	104 LUCKY BAY LUCKY BAY		
SECTION LOT No.	PT 42 104	WARD	01 DC FRANKLIN HARBOUR
VALUER GENERAL NO	928209800*	LAND USE	SHACK
CERTIFICATE OF TITLE No.	CL6254/947	CAPITAL VALUE	160000.00

COUNCIL RATES ARE EXEMPT FROM GST

Rates and Charges	Rates in \$	Valuation	Amount
General Rate	0.211000	160000.00	\$337.60
Fixed Charge (where applies to property)			\$392.00
Refuse Collection / Commercial Waste Fee			\$260.00
Regional Landscape Levy (formerly Eyre Peninsula NRM Board)			\$79.43
CWMS Fixed Charge			
CWMS Service Charge			
Lucky Bay Water			270.00
Lucky Bay Lease Fee			180.00
Port Gibbon Water			
Port Gibbon CWMS			
Coolanie Water Service Charge			
Capping/Concessions			\$0.00

TOTAL LIABILITY 2021/2022	\$1519.03
Arrears	\$-272.35
Fines/Adjustments	0
Instalments Paid	\$0.00

AMOUNT OUTSTANDING \$1246.68

OR (quarterly payments now due)

1 ST Quarter	2 nd Quarter	3 rd Quarter	4th Quarter
\$107.43	\$379.75	\$379.75	\$379.75
Due by: 15 September 2021	Due by: 15 December 2021	Due by: 15 March 2022	Due by: 15 June 2022



PAYMENT METHODS – see over for details



Assessment Number	Amount Due Now	Last Day for Payment
A453	\$107.43	15.09.21

FINES APPLY FOR PAYMENTS NOT RECEIVED AT THE COUNCIL BY THE DUE DATE

RATES AND CHARGES

Important Information for Year Ending 30th June 2022

Capital Value

Capital Value is defined under section 5 of the *Valuation of Land Act 1971*. The Capital Value of land is the capital amount that might reasonably be expected to be obtained upon sale of the land on an unencumbered basis.

Payment of Rates

Rates are payable in four quarterly instalments. You may elect to pay any instalment in advance. We will send you further notices for each quarter. If the amount due remains unpaid after the due date, the arrears along with any accrued penalties may be recovered using Council's debt recovery process.

Default of Rates

Rates will be overdue if they have not been paid by the "last day for payment" date shown on the front of this notice. After this date, the following additional charges (as per the Local Government Act 1999) will apply:-

- a fine of 2% of the amount due will be added immediately and
- at the end of each month thereafter, interest (at the rate prescribed in the Local Government Act 1999) will be added on any balance (including interest) not then paid.

Recovery

In the case where default in payment of Rates occurs, Council may without further notice commence proceedings for recovery of all amounts due. Recovery options available to Council include proceedings in a court of competent jurisdiction.

Rate Concessions

Hardship

Ratepayers who are unable to pay their account for rates by the due date should contact the Council before the rates fall into arrears to confidentially discuss alternative payment options. Persons experiencing financial hardship may seek assistance from Council; contact phone (08) 8629 2019 for a confidential discussion or email council@franklinharbour.sa.gov.au

Council Rebates

Certain persons and/or organisations may be eligible for a rebate including certain community groups, health and education organisations. Phone (08) 8629 2019 or email council@franklinharbour.sa.gov.au for further information.

Postponement of Rates - seniors

Ratepayers who hold a State seniors card (or who are eligible to hold one or have applied for one) are able to apply to Council to postpone payment of rates on their principle place of residence. Postponed rates remain as a charge on the land and are not required to be repaid until the property is sold or disposed of. Phone (08) 8629 2019 or email council@franklinharbour.sa.gov.au for further information.

Regional Landscape Levy

The Regional Landscape Levy is a State tax. Councils are required to collect it under the Landscape South Australia Act 2019. Councils collect this levy on behalf of the State Government for the purpose of reimbursing themselves for amounts contributed to a regional board. Councils must contribute the amount specified in the regional plan towards the costs of the board performing its functions under the Act and in accordance with the plan. These functions include regional planning, water allocation planning and advisory, education and compliance activities.

State Government Concession

To check your eligibility for State Government concessions, visit www.sa.gov.au/concessions or contact the concessionsSA Hotline on 1800 307 758

Have you Moved?

It is your responsibility to advise Council if your personal details have changed. This can be done in writing, via email, online or via phone.

Please note that the address for the service of this rates notice may be different to the address(es) used for other Council business, eg building applications and other Council services, so you must specifically request an alteration to the mailing address for the rates notice for each property you own when your personal details change.

Objection to Valuation

You may object to the valuation referred to in this notice by writing served personally or by post on the Valuer-General within 60 days after the date of service of this notice. But Note:

- a) if you have previously received a notice or notices under the Local Government Act 1999 referring to the valuation and informing you of a 60-day objection period, the objection period is 60 days after service of the first such notice;
- b) you may not object to the valuation if the Valuer-General has already considered an objection by you to that valuation.

The Valuer-General may extend the 60 day objection period where it be shown there is reasonable cause to do so by a person entitled to make an objection to a valuation.

A written objection to valuation must set out the full and detailed grounds for objection. Objections can also be submitted via an online form at www.sa.gov.au/landservices and enter "Objecting to a Valuation" in the search field. Rates are still due and payable by the due date even if an objection has been lodged.

Objections are to be forwarded to:

Office of the Valuer General, GPO Box 1354, Adelaide SA 5001
101 Grenfell Street, Adelaide SA 5000

Phone 1300 653 346

Email LSGObjections@sa.gov.au Fax 08 8226 1428

Objection to Land Use

Differential General Rates imposed by the Council are based on various Land Use Categories. Should you have any reason to believe that the Land Use Category applied to your account is incorrect, you may lodge a written objection with Council outlining the grounds upon which your objection is based (including the Land Use Category that you consider should have been attributed). Objections must be submitted to Council within 60 days after the service of the first such notice for that financial year. Rates are still due and payable by the due date even if an objection has been lodged.

Voters Roll

Persons on the State House of Assembly Electoral Roll are automatically included in the Council Voters Roll and entitled to vote in Council elections. Others who are ratepayers may also be entitled to be enrolled on the Council Voters roll but will need to apply for enrolment. If you have any queries, please contact the Chief Executive Officer on (08) 8629 2019.

*A summary of Council's Annual Business Plan is sent out with the first rate notice each financial year.
The full version is available at www.franklinharbour.sa.gov.au*

METHOD OF PAYMENT



PAYING IN PERSON

Present this Notice intact with your payment to the Council Office



MAILING YOUR PAYMENT

Making cheques payable to the District Council of Franklin Harbour. Please detach remittance slip and return together with your cheque/money order to:
District Council of Franklin Harbour
PO Box 71
COWELL SA 5602



EFTPOS

Pay in person at the Council Office or by telephone (on 8629 2019) using your Visa or Mastercard.

DIRECT CREDIT/EFT PAYMENT

Bank:	BankSA
BSB:	105-106
Acct No:	021 239 240
Description:	Your Assessment Number (eg A1059) (found on the front of this rates notice)