

Payment Details

Arrears Due:	\$0.00
Due Date:	1-Sep-19
Amount Due This Quarter:	\$674.15
Full Payment For 2019/2020:	\$2,696.60

All quarterly payments must be paid by the due date
 Interest charges will accrue on the first of each month if the amount due remains unpaid

Don't forget to register for eRates at www.cityofadelaide.com.au/eRates

Rates & Valuation Notice 2019/2020

Rates Declared On: 25 June 2019
 Date Of Notice: 22-Jul-19
 Local Government Code: Commercial-Shop

 045-5001 (3524)

R&L WONG P/L
 c/- Commercial SA Property Group
 GPO Box 2138
 ADELAIDE SA 5001

RECEIVED: 29.7.19

CODE: Council
 AUTH AMT: \$2,696.60
 in 4 instalments

Owner: R&L WONG P/L
 Occupier: ONE SPECKLED EGG P/L

Property Details




Assessment No.

Location The Flinders Street Project, Ground 274 Flinders Street, ADELAIDE SA 5000 **36089 1**
Description Lot 600 CP 27802

Particulars of Rates & Charges	Rate in \$	Annual Value	Amount
General Rate – Non-Residential	0.14080000	\$26,000	\$3,660.80
General Rate – Non-Residential	Council Discretionary Rebate - Special		-\$1,018.50
Separate Rate – State Govt NRM Levy	0.00209000	\$26,000	\$54.30

Balance Payable \$2,696.60



Payment Options	Biller Code	Reference/Registration No:
	36095	36089 1
	36095	36089 1
	0961	36089 1

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First Quarter	Second Quarter	Third Quarter	Fourth Quarter
\$674.15	\$674.15	\$674.15	\$674.15
1-Sep-19	1-Dec-19	1-Mar-20	1-Jun-20

Information For Rate Payers

Natural Resources Management Levy (NRM Levy)

The NRM Levy is a State tax which Councils are obligated, by virtue of the Natural Resources Management Act 2004, to impose and collect, with the proceeds paid to the NRM boards. Any queries concerning this levy should be directed to the Adelaide and Mount Lofty Ranges Natural Resource Management Board.

Voting Entitlement

As an owner or occupier of rateable property you may be entitled to be enrolled to vote at Council elections. For enrolment forms or further information please contact the Customer Centre.

Change of Address

Remember to notify the Council of any changes of address. A ratepayer whose name appears in Council's assessment record remains liable for all rates outstanding.

Council Rebates

Certain community groups, health and education organisations may be eligible for rebates. To check your eligibility, please contact the Customer Centre.

Rating Policy

Council's Rating Policy can be obtained from the Customer Centre or Council's website.

Overdue Rates

If an instalment payment is not received on or before the due date shown on the face of this notice, a fine of 2% will apply to the overdue amount and a further monthly interest charge will be added. If the amount remains unpaid, rates in arrears may be subject to legal action for recovery in accordance with the Local Government Act 1999.

Adelaide City Council does not provide an extension of time for payment of rates. Payment is required by the due date. You may at any time write to the Rates Department requesting a remission of fines and interest. Remissions may be granted according to guidelines stipulated in the Rating Policy.

Payment Difficulties

If you are experiencing difficulty paying your rates, please contact the Customer Centre to discuss payment options. **Ratepayers are encouraged to contact Council before their rates fall into arrears.**

Seniors Postponement of Rates

Ratepayers who hold a state seniors card can apply to Council to postpone rates payment on their principal place of residence. Interest accrues on postponed Council rates and residents are advised to contact Council before their rates fall into arrears.

Annual Value

Annual value is defined under Section 5 of the Valuation of Land Act (1971). The annual value of premises is computed as 75% of the gross annual rental. Where the rental value cannot be calculated, then 5% of capital value is used. Please refer to Council's Rating Policy.

Objections to Valuation

You may object to the valuation referred to in this notice, by lodging a written objection to the Valuer-General (within 60 days) after the date of this notice.

Noting:

(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 for the current financial year.

The Valuer-General may extend the 60 day objection period where it can 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. Differential rates (and or charges) imposed by rates (and or charges) are still due and payable by the due date even if an objection has been lodged.

For further information go to www.sa.gov.au/topics/planning-and-property/owning-a-property/objection-to-a-property-valuation; or Phone 1300 653 346
Email LSGObjections@sa.gov.au

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 to Council outlining the grounds upon which your objection is based. 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.

To download the objection to Land Use form go to www.cityofadelaide.com.au/resident/home-management/rates/
Email r.mail@cityofadelaide.com


Contact Information

Customer Centre Adelaide City Council

Tel: (08) 8203 7203
Fax: (08) 8203 7575
Email: r.mail@cityofadelaide.com.au
Web: www.cityofadelaide.com.au/rates

State Government Enquiries

NRM Levy: (08) 8273 9100
State Government Concessions: 1800 307 758

 Printed on 100% recycled paper

Electronic Payment Options



Online payments (Mastercard or Visa only) can be made at www.cityofadelaide.com.au

Direct Deposit payments to be made directly to Council's Bank Account. BSB: **085 115** Account: **664657814**. Please quote 'RA' followed by your assessment number in the narration.

To set up Direct Debits, download and complete an application form from our website and return to us.



Payments can be made via BPay, a service available through your financial institution.

Please contact your financial institution to establish BPay facilities.

Bill Code: **36095**

You will need to have your assessment number available.

For more information please visit www.bpay.com.au



Payments can be made via Australia Post in the following ways:

- Over the counter at any Australia Post outlet
- By Phone: 13 18 16 (24/7)
- Online: www.postbillpay.com.au

Billpay Code: **0961**

You will need to have your assessment number available.



You may pay by cheque crossed "Not Negotiable" or money order made payable to City of Adelaide.

Return the tear off portion of this notice to: Locked Bag 1508 Adelaide SA 5001



Payment can be made in person by taking your Notice to:

- The Council's Customer Centre, 25 Pirie Street, Adelaide, between 8.30am and 5.00pm Monday to Friday.
- Any Australia Post outlet.

Available Payment Methods:
EFTPOS, MasterCard, Visa, Cash, Money Order or Cheque.