



**BARUNGA WEST COUNCIL**  
ABN 90 193 502 387

Port Broughton Office  
Bute Office  
Postal Address  
Telephone  
Email  
Website

11 Bay St Port Broughton SA 5522  
15 Railway Terrace Bute SA 5560  
PO Box 3 Port Broughton SA 5522  
08 8635 2107 or 08 8826 2011 (Bute)  
barunga@barungawest.sa.gov.au  
www.barungawest.sa.gov.au

**RATE NOTICE 2022/2023**



MYRTLE(SA) PTY LTD AS TRUSTEE FOR THE PERRY SUPER  
25 WESTALL ST  
HYDE PARK SA 5061

*PAID SMSF*

Assessment No

A13215

Date Due

21.09.22

Quarterly Payment

\$170.50

Full Payment

\$681.85

Account No

1000132155

Date of Notice

11.08.22

To have your notices emailed  
Register at [barungawest.enotices.com.au](http://barungawest.enotices.com.au)  
Reference No: **9251B2B9FZ**

**Property Details**

Location: 7 MULLETT RD FISHERMAN BAY

**QUARTER 1**

Rate Code: VACANT

VG No: 9407584512

Capital Value: \$50,000.00

COUNCIL RATES ARE EXEMPT FROM GST

Financial Details	Rate in \$	Valuation	Amount
Opening Balance as at July 1 2022			\$0.00
Differential General Rate:	0.005635	\$50,000.00	\$281.75
Fixed Charge:			\$394.00
Rebate:			\$0.00
CWMS:			\$0.00
RL Levy:	0.000122	\$50,000.00	\$6.10
Fines/Interest:			\$0.00
Paid Year-To-Date:			\$0.00
Fines/Legal Charges:			\$0.00
			<b>AMOUNT NOW DUE \$681.85</b>
<b>1<sup>ST</sup> QUARTER</b>		<b>2<sup>ND</sup> QUARTER</b>	<b>3<sup>RD</sup> QUARTER</b>
\$170.50 Due by: 21.09.22		\$170.45 Due by: 07.12.22	\$170.45 Due by: 07.03.23
			<b>4<sup>TH</sup> QUARTER</b>
			\$170.45 Due by: 07.06.23



Council Use Only

**PAYMENT METHODS - See over for details**



Box 3,  
Port Broughton SA 5522

Biller Code: 44347  
Ref No: 1000132155

Post Billpay  
Billpay Code: 2850  
Ref: 1000 1321 55

**POST billpay**  
 \*2850 1000132155

BPAY® this payment via internet or phone banking.  
BPAY View® - View and pay this bill using internet banking.  
BPAY View Registration No.: 1000132155

Pay in-store at Australia Post,  
online at [auspost.com.au/postbillpay](http://auspost.com.au/postbillpay),  
by phone 13 18 16 or via AusPost app

ASSESSMENT NO	FULL AMOUNT	QUARTERLY AMOUNT	DATE DUE
A13215	\$681.85	\$170.50	21.09.22

## RATES AND CHARGES

### Important Information for the Current Year

#### Payment of Rates

Rates are payable in four quarterly instalments. You may elect to pay any instalment in advance. If you choose to pay quarterly, 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.

Ratepayers may pay more frequently if they prefer, in person or by using their banking facility.

#### Fines on Rates

Rates will be overdue if they have not been paid by the "last day for payment" shown on the front of this notice. After this date, additional charges 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 previous interest) not then paid.

#### Rate Concessions

##### State Government Concessions

To check your eligibility for State Government Concessions, visit [www.sa.gov.au/concessions](http://www.sa.gov.au/concessions) or contact the ConcessionsSA Hotline on 1800 307 758.

#### Hardships or Concerns

Persons experiencing hardship may seek assistance from Council. If you are concerned or worried about your Council rates, contact the Rates Officer for a confidential discussion on (08) 8635 2107 or by emailing [barunga@barungawest.sa.gov.au](mailto:barunga@barungawest.sa.gov.au). These enquiries are treated confidentially.

#### Council Rebates

Certain persons and/or organisations may be eligible for a rebate, eg community groups, health and education organisations etc. Phone (08) 8635 2107 or email [barunga@barungawest.sa.gov.au](mailto:barunga@barungawest.sa.gov.au) for further information.

#### Objection to Valuation

The valuation of this property was assessed by the Valuer General, and adopted by Council. You may object to the valuation referred to in this notice by writing served personally or by post to the Office of the Valuer-General within 60 days after the date 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 the 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.

A written objection to valuation must set out the full and detailed grounds for objection and further information and objection packs are available on request by calling Land Services SA on 1300 653 346 Fax: 08 8115 5709

#### Objections are to be forwarded to:

Land Services SA  
GPO Box 1354, Adelaide 5001  
101 Grenfell Street, Adelaide 5000  
Email: [OVGObjections@sa.gov.au](mailto:OVGObjections@sa.gov.au)  
Online Form: [www.sa.gov.au/landservices](http://www.sa.gov.au/landservices)

**\*Rates are still due and payable by the due date even if an objection to valuation has been lodged.**

#### Objection to Land Use [Only for Councils using differential rates based on 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 of receiving this notice.

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 or occupiers may also be entitled to be enrolled on the Council Voters Roll **but will need to apply for enrolment**. Please contact Council on (08) 8635 2107 or email [barunga@barungawest.sa.gov.au](mailto:barunga@barungawest.sa.gov.au) if you have any queries regarding your voting entitlements.

#### Regional Landscape Levy

The regional Landscape (RL) levy (previously known as the NRM levy) is a State tax. Councils are required under the *Landscape South Australia Act 2019* to collect the levy on all rateable properties on behalf of the State Government. The levy helps to fund the operations of regional landscape boards who have responsibility for the management of the State's natural resources. These responsibilities include regional landscape planning, water allocation planning, community capacity building, education and compliance activities.

For further information regarding this levy, or the work the levy supports, please visit the Northern and Yorke Landscape Board at [www.landscape.sa.gov.au](http://www.landscape.sa.gov.au) or email [ny.landscapeboard@sa.gov.au](mailto:ny.landscapeboard@sa.gov.au)

#### Council Services

For a full list of Council services and the special project(s) planned for the current year please visit [www.barungawest.sa.gov.au](http://www.barungawest.sa.gov.au)

**A summary of Council's Annual Business Plan is sent out with the first rates notice each financial year. The full version is available at [www.barungawest.sa.gov.au](http://www.barungawest.sa.gov.au)**

#### Change of Address or Ownership

Please advise Council, in writing, immediately if your details have changed.

## PAYMENT METHODS



Post Billpay Payment may be made by cash, cheque or debit/credit card at Australia Post. Credit cards accepted: Visa and MasterCard. Pay in-store at Australia Post, by phone on 13 18 16 or go to [auspost.com.au/postbillpay](http://auspost.com.au/postbillpay)



**Biller Code: 44347**  
**Telephone & Internet Banking – BPAY®**  
Call your bank or financial institution to make this payment from your cheque, savings or credit card account.  
More info: [www.bpay.com.au](http://www.bpay.com.au)



#### Paying in Person

Present this Notice intact with your payment to any branch of Barunga West Council.



#### Mailing your Payment

Make cheques payable to Barunga West Council. Please detach remittance slip and return together with your cheque/ money order to:

Barunga West Council  
PO Box 3  
PORT BROUGHTON SA 5522

#### EFTPOS

EFTPOS facilities are available at the Port Broughton office (no cash out facility).

#### PLEASE NOTE – CHANGE OF ADDRESS OR OWNERSHIP

If your present mailing address is different from the address on this notice, please advise the Council immediately by completing the slip below.

IF YOU SELL YOUR PROPERTY, please advise the Council of the full name and address of the new owner IMMEDIATELY, to avoid you receiving further accounts.

## NOTIFICATION OF CHANGE OF ADDRESS OR OWNERSHIP

Property address: .....

New postal address of present owner: .....

If sold – Date of Sale: .....

Name and address of new owner: .....

**O'Halloran Conveyancing Pty Ltd**

GPO Box 1165

Adelaide SA 5001

Ph: 08 8212 4034 Fax: 08 8212 7033

ABN 20 125 520 247

Our ref: A40986

14 November, 2022

Myrtle SA Pty Ltd  
ATF Perry Superannuation Fund  
10 Short Street  
Wayville SA 5034

**PURCHASER'S SETTLEMENT STATEMENT**  
(TAX INVOICE IN RESPECT OF ITEMS MARKED WITH "\*\*")

Purchase of – Allotment 168, 7 Mullett Road Fisherman Bay  
Anticipated Settlement Date: 29 November 2022

	DR	CR
Purchase Price	\$53,500.00	
GST on Purchase Price	\$5,350.00	
Deposit paid by purchaser		\$7,300.13
* Fee payable to Conveyancer for preparation of Memorandum of Transfer, Commonwealth Reporting schedule, attendances to Stamp Duty requirements and Capital Gains Tax withholding certificate (if applicable) and other required documentation, attention to settlement arrangement and all attendances thereto	\$700.00	
GST	\$70.00	
* File Administration Fee to cover required photocopying, phone calls, facsimiles, bank cheques, postage, securely storing your file and your personal data for the prescribed 7 years and sundry out of pocket expenses	\$255.00	
GST	\$25.50	
Stamp Duty on Transfer	\$1,391.50	
LSSA Fee – Transfer Registration Fee	\$400.50	
PEXA Fee – Fee payable to PEXA to Transfer Title	\$123.97	
Cost of preparation of Encumbrance including GST payable to Four Points Conveyancing Pty Ltd	\$522.50	
LSSA Fee – Land Titles Office fee to register Encumbrance	\$179.00	
PEXA Fee – Fee payable to PEXA for Encumbrance	\$39.27	

**Adjustments to 28 November 2022**

Licence Fee paid to vendor \$2,068.00 p.a.  
Paid to 31/12/2022

Vendor allows Purchaser 33 days \$186.97

8% rebate applicable to Purchase price as agreed by Vendor \$4,708.00

**Amount required from Purchaser to settle \$50,362.14**

\* Total GST included in this Statement: \$95.50

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**\$62,557.24      \$62,557.24**

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Please keep this statement for future reference. Any requests for a duplicate of this statement made more than 12 months after settlement, may incur a fee for retrieval costs.