



Tax Invoice

ABN 49 454 768 065

Rates and charges for the period
1 July 2021 to 30 June 2022



PK Tova Pty Ltd
58 Greenwood Drive
CARRUM DOWNS VIC 3201

TOVA BCC

Notice date: 1/02/2022
Frankston City Council
PO Box 490
FRANKSTON VIC 3199
Phone: 1300 322 322
info@frankston.vic.gov.au
frankston.vic.gov.au



026
I018814
R3_7039

Assessment No./Reference No. 0179713 1

Ward: North-East

Property details

7/18-20 Tova Drive, Carrum Downs 3201
Lot 7 PS 438876

Australian Valuation Property Classification Code: 310
General Purpose Factory

Date of valuation: 1/01/2021

Site Value (SV): \$137,500

*Capital Improved Value (CIV): \$380,000

Net Annual Value (NAV): \$21,000

Valuation Effective Date: 1/07/2021

*Capital Improved Value includes land and any improvements

Financial details

Declared on: 28 June 2021

This notice does **not** include payments received after 24th January 2022.

3rd Instalment (Due 28/02/2022)

\$456.00

4th Instalment (Due 31/05/2022) \$456.00



Have you claimed your Ratepayer Reward yet? If not visit www.frankston.vic.gov.au/RatepayerRewards to redeem one of three offers (PARC pass, Frankston Arts Centre or Hard Rubbish collection discount)

24/22/22

If you currently have a formalised Arrangement to Pay (ATP) agreement in place with Council which is being fully maintained in accordance with the payment schedule then please disregard this notice.

@

If you have applied for a pension rebate, \$297.00 will have already been deducted from your instalments for this financial year.

If you are experiencing difficulty paying your Rates please contact Council to discuss payment options. Visit frankston.vic.gov.au/rates or phone 1300 322 322

TOTAL DUE

\$456.00



For email notices:
frankston.enotices.com.au
Reference No: CA7EF1BBBQ

BPAY View - View and pay this bill using internet banking.
BPAY View Registration No.: Please enter the BPAY Assessment/Ref number: 01797131

How to pay



Online

Using a Visa, Mastercard or debit card via Council's website.

Visit: frankston.vic.gov.au



BPAY

Contact your participating financial institution to pay from your cheque, savings or credit card account.
Visit: bpay.com.au

Billers Code: 1966
Ref: 01797131



Phone or Post Billpay

Using a Visa, Mastercard or debit card.

Phone: 1300 721 138
Ref: 01797131

or

By Post Billpay: 13 18 16
Billpay Code: 0760
Ref: 01797131



Centrelink

Deducted from your Centrelink payments.

Learn more: centrelink.gov.au

CRN: 555014543H
Ref: 01797131



Direct Debit

By application to council only, for more information please visit: frankston.vic.gov.au



Mail

Attach cheque or money order to this portion of your notice and post to:

Frankston City Council
PO Box 490
Frankston 3199

Receipts not issued for mail payments



In Person

By cash, cheque, money order, EFTPOS or Credit Card (Visa or Mastercard).

Present this notice with payment at any Council Customer Service Centre.

Find your nearest location: frankston.vic.gov.au

Rate and Valuation Notice 2021-2022

3rd Instalment Notice



NO GST

F3

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ABN 49 454 768 065

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1 July 2021 to 30 June 2022



Peter Anthony Williams and Kamolnit Williams
58 Greenwood Drive
CARRUM DOWNS VIC 3201

Notice date: 1/02/2022
Frankston City Council
PO Box 490
FRANKSTON VIC 3199
Phone: 1300 322 322
info@frankston.vic.gov.au
frankston.vic.gov.au

Ward: North-East

026
R3_6859

Assessment No./Reference No. 0009329 2

Property details

3/15 Lathams Road, Carrum Downs 3201
Lot 3 PS 428633

Australian Valuation Property Classification Code: 310
General Purpose Factory

Date of valuation: 1/01/2021

Site Value (SV): \$295,000
*Capital Improved Value (CIV): \$335,000
Net Annual Value (NAV): \$18,000
Valuation Effective Date: 1/07/2021
*Capital Improved Value includes land and any improvements

Financial details

Declared on: 28 June 2021

This notice does not include payments received after 24th January 2022.

3rd Instalment (Due 28/02/2022)

4th Instalment (Due 31/05/2022) \$414.00

\$414.00

24/02/22
3

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TOTAL DUE

\$414.00

For email notices:
frankston.enotices.com.au
Reference No: 3B8639AF0C

BPAY View - View and pay this bill using internet banking.
BPAY View Registration No.: Please enter the BPAY Assessment/Ref number: 00093292

How to pay



Online

Using a Visa, Mastercard or debit card via Council's website.

Visit: frankston.vic.gov.au



BPAY

Contact your participating financial institution to pay from your cheque, savings or credit card account. Visit: bpay.com.au

Billor Coder: 1966
Ref: 00093292



Phone or Post Billpay

Using a Visa, Mastercard or debit card.

Phone: 1300 721 138
Ref: 00093292
or

By Post Billpay: 13 18 16
Billpay Code: 0760
Ref: 00093292



CentrePAY

Deducted from your Centrelink payments.

Learn more: centrelink.gov.au

CRN: 555014543H
Ref: 00093292



Direct Debit

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Receipts not issued for mail payments



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2020 Land Tax Assessment Notice

For land held in joint ownership

STATE
REVENUE
OFFICE
VICTORIA

ABN 76 775 195 331



7041722063001000001

MR PETER ANTHONY WILLIAMS
58 GREENWOOD DRIVE
CARRUM DOWNS VIC 3201

THIS NOTICE IS ISSUED TO YOU ON BEHALF OF:
MR PETER ANTHONY WILLIAMS
MRS KAMOLNIT WILLIAMS

Manage your land tax online

- View and pay assessments
- Apply for exemptions
- Update property ownership

sro.vic.gov.au/mylandtaxregister

Paul Broderick
Commissioner of State Revenue

CUSTOMER NUMBER QUOTE IF YOU CONTACT US	070151220	
ASSESSMENT NUMBER THIS CHANGES EVERY YEAR	36335605	
ISSUE DATE	20 MAR 2020	
TOTAL PAYABLE	\$785.00	
INTEREST IS CHARGED ON LATE PAYMENTS		
TWO WAYS TO PAY		
1 IN FULL		
PAY BY	31 JUL 2020	
2 INSTALMENTS		
MUST BE SET UP BY 17 APR 2020		
Instalments are ONLY payable via the online system, AutoPay .		
AutoPay allows you to set up automated payments using your credit card or transaction account.		
Choose from the following options:		
FOUR INSTALMENTS (EQUAL AMOUNTS)	MONTHLY INSTALMENTS	FORTNIGHTLY INSTALMENTS
sro.vic.gov.au/autopay		

PAY IN FULL BY DUE DATE USING ONE OF THESE PAYMENT METHODS

BPAY®

BPAY Biller Code: 5249
REF: 36335605

Telephone and internet banking
Contact your bank or financial institution to make this payment from your cheque, savings, debit or transaction account.
bpay.com.au

CARD

Customer No: 070151220
REF: 36335605

Visa or Mastercard only
Pay via our website or phone 13 21 61.
A card payment fee applies.
sro.vic.gov.au/paylandtax

BRANCH

Westpac
Westpac Banking Corporation

Pay in person
Take this notice to any Westpac branch and ensure the teller includes your reference number below as the transfer description.

BSB: 033222 ACC: 170110
REF: 3633560

2019.SRO.367.AUTOPAY

Statement of lands for period 1 January 2020 to 31 December 2020

Assessment number: 36335605

Level of value date: 1 January 2019

Lands owned as at midnight 31 December 2019 — Where a property was sold after 31 December, the vendor (seller) is still liable for the land tax. Any adjustment (pro-rata) of the assessed amount is a private arrangement between the buyer and seller.

Item	Address/Municipality	Land ID/References	Single holding tax†	Proportional tax††	Taxable value
1	FACTORY 3, 15 LATHAMS RD, CARRUM DOWNS, 3201 FRANKSTON	021718678 3 5428633	N/A	\$373.07	\$240,000
2	9 LEAH GR, CARRUM DOWNS, 3201 FRANKSTON	032854623 1 5522802	\$305.00	\$411.93	\$265,000
Total taxable value					\$505,000

Penalties for failing to notify of errors and omissions

You must ensure that the information contained in your land tax assessment is correct to avoid penalties. If any land you own is omitted from this assessment or is incorrectly specified as exempt, you must notify us within 60 days of the issue of this assessment. If you have not already, you must also notify us if you hold land as trustee for a trust or if you are an absentee owner. Penalties may apply if you do not make a required notification. You can request an amendment to your assessment or notify us of changes by visiting sro.vic.gov.au/assessment.

Explanation of codes (for details, go to sro.vic.gov.au/codes)

†SINGLE HOLDING TAX

††PROPORTIONAL TAX

This is the amount of tax you would pay on the one property. This is the tax applicable to the specific land as a proportion of the total land tax liability of your assessment.