

# ***RATING CATEGORIES & DIFFERENTIAL RATES***

## ***TO BE DECLARED 24 June 2025***

All properties are allocated to a “rating category” according to how the property is being used. All properties in a category pay rates at the same rate in the dollar, though a different rate in the dollar may apply to different rating categories.

The available rating categories and the rate in the dollar used to calculate the amount of *general rates* payable are listed below. Generally, a Municipal Charge, Waste Management Charge and the State Government’s Fire Services Property Levy are added to the general rates to give the total amount payable.

<b>COUNCIL RATES LEVIES AND CHARGES</b>				
<b>RATE CAP</b>		<b>2023/2024</b>	<b>2024/2025</b>	<b>2025/2026</b>
	<b>Rate Cap</b> - applies to total rates collected, not individual properties	3.5%	2.75%	3.00%
<b>RATING CATEGORY - Rate in the \$Dollar</b>		<b>2023/2024</b>	<b>2024/2025</b>	<b>2025/2026</b>
1/1	<b>Residential – Colac/Elliminyt</b> Residential properties in Colac, Colac East, Colac West & Elliminyt <i>(This is considered the base rate in the dollar)</i>	0.002628 -8.11%	0.002585 -1.64%	0.002825 9.28%
1/2 1/3 1/4	<b>Residential – Balance of Shire (BOS)</b> Residential properties outside of Colac/Elliminyt localities <i>(This rate in the dollar is 85% of the base rate)</i>	0.002234 -8.10%	0.002197 -1.66%	0.002402 9.33%
1/5	<b>Holiday Rental</b> Residential properties being used for holiday rental <i>(This rate in the dollar is 100% of the base rate)</i>	0.002628 -8.11%	0.002585 -1.64%	0.002967 14.78%
1/6	<b>Rural Farm</b> Farm Land as defined in Sec.2(1) of the Valuation of Land Act 1960 No. 6653 <i>(This rate in the dollar is 75% of the base rate)</i>	0.001971 -8.11%	0.001939 -1.62%	0.001837 -5.26%
1/7	<b>Commercial/Industrial – Colac/Elliminyt</b> Commercial/Industrial properties in Colac, Colac East, Colac West & Elliminyt <i>(This rate in the dollar in 165% of the base rate)</i>	0.004336 -8.12%	0.004265 -1.64%	0.004662 9.31%
1/8	<b>Commercial/Industrial – Balance of Shire (BOS)</b> Commercial/Industrial properties outside of Colac/Elliminyt localities <i>(This rate in the dollar is 140% of the base rate)</i>	0.003679 -8.12%	0.003619 -1.63%	0.003956 9.31%
<b>OTHER CHARGES</b>		<b>2023/2024</b>	<b>2024/2025</b>	<b>2025/2026</b>
2/1	<b>Municipal Charge</b> Payable to all properties except eligible Single Farm Enterprises	\$206.00 4.04%	\$210.00 1.94%	\$216.00 2.86%
3/1	<b>Waste Management Charge – Weekly</b> Payable by all properties on the collection routes	\$351.00 10.03%	\$402.00 14.53%	\$441.00 9.70%
4/1	<b>Waste Management Charge – Fortnightly</b> Payable by all properties on the collection routes	\$268.00 10.29%	\$307.00 14.55%	\$337.00 9.77%
11/11	<b>Tirrengower Drainage Scheme</b> Payable on all properties in the Tirrengower Drainage Scheme	\$2.50 per hectare	\$2.50 per hectare	\$2.50 per hectare
	<b>Trust for Nature Rebate</b> \$10.00 per Trust for Nature Ha, up to \$1,000	\$10.00	\$10.00	\$10.00
<b>STATE GOVERNMENT LEVIES AND CHARGES</b>				
<b>Emergency Services and Volunteers Fund Variable Levy* – Variable Levy</b>		<b>2023/2024</b>	<b>2024/2025</b>	<b>2025/2026</b>
5/1	<b>Residential</b>	0.000046	0.000087	0.000173
5/2	<b>Commercial</b>	0.000565	0.000664	0.001330
5/3	<b>Industrial</b>	0.000778	0.000811	0.001330
5/4	<b>Primary Production</b>	0.000169	0.000287	0.000287
5/5	<b>Public Benefit</b>	0.000057	0.000057	0.000057
<b>Emergency Services and Volunteers Fund Variable Levy* – Fixed Levy</b>		<b>2023/2024</b>	<b>2024/2025</b>	<b>2025/2026</b>
7/1	<b>Residential</b>	\$125.00	\$132.00	\$136.00
7/2	<b>Commercial</b>	\$254.00	\$267.00	\$275.00
7/3	<b>Industrial</b>	\$254.00	\$267.00	\$275.00
7/4	<b>Primary Production</b>	\$254.00	\$267.00	\$275.00
7/5	<b>Public Benefit</b>	\$254.00	\$267.00	\$275.00
<b>RATES CONCESSIONS*</b>		<b>2023/2024</b>	<b>2024/2025</b>	<b>2025/2026</b>
	<b>Municipal Pension Concession</b>	-\$253.20	-\$259.50	-\$266.00
	<b>Fire Fixed Levy Pension Concession</b>	-\$50.00	-\$50.00	-\$50.00
	<b>Total Pension Concession</b>	-\$303.20	-\$309.50	\$316.00

# EXAMPLE OF RATES CALCULATION – 2025/2026

## What do my rates pay for?

Your rates help the Colac Otway Shire deliver a diverse range of community services, as well as ongoing maintenance and development of critical infrastructure. Rates help facilitate so much of what is essential in our everyday lives. All property owners have a responsibility to pay a fair share of rates for the benefit of all community members.

Your rates help to fund more than 100 valued community services and local infrastructure for the whole community to enjoy - from footpaths, street lights, roads and bins to the parks, gardens, sports facilities and community events. Council removes your waste, provide free libraries, family day care, immunise babies and deliver meals to the homes of older people.

## Rates Capping

Each year the Minister for Local Government sets a cap on rate increases based on that period's Consumer Price Index (CPI) and advice from the Essential Services Commission (ESC).

The rate cap does not apply to individual rates notices. The overall rate revenue collected by a council cannot exceed the current rate cap, but how much each property owner pays is determined by the value of your property.

## EXAMPLE OF RATES CALCULATION:

Mr and Mrs Smith owns a property that had a Capital Improved Value (CIV) valuation of \$800,000 on 1 January. They receive a weekly waste kerbside collection for their residence as they are in the collection service area.

	Residential Colac/Elliminyt	Residential Balance of Shire	Holiday Rental	Rural Farm	Commercial Colac/Elliminyt	Commercial Balance of Shire	Industrial Colac/Elliminyt	Industrial Balance of Shire
<b>Rate in the Dollar</b>								
Council - General Rates	\$0.002825	\$0.002402	\$0.002967	\$0.001837	\$0.004662	\$0.003956	\$0.004662	\$0.003956
State Gov. - ESVF Variable	\$0.000173	\$0.000173	\$0.000173	\$0.000287	\$0.001330	\$0.001330	\$0.001330	\$0.001330
<b>Council Levies and Charges</b>								
General Rates	\$2,260.00	\$1,921.60	\$2,373.60	\$1,469.60	\$3,729.60	\$3,164.80	\$3,729.60	\$3,164.80
Municipal Charge	\$216.00	\$216.00	\$216.00	\$216.00	\$216.00	\$216.00	\$216.00	\$216.00
Weekly Waste Collection	\$441.00	\$441.00	\$441.00	\$441.00	\$441.00	\$441.00	\$441.00	\$441.00
<b>State Government Levies and Charges</b>								
ESVF Levy - Variable	\$138.40	\$138.40	\$138.40	\$229.60	\$1064.00	\$1064.00	\$1064.00	\$1064.00
ESVF Levy - Fixed	\$136.00	\$136.00	\$136.00	\$275.00	\$275.00	\$275.00	\$275.00	\$275.00
<b>2025/2026 RATES DUE</b>	<b>\$3,191.40</b>	<b>\$2,853.00</b>	<b>\$3,305.00</b>	<b>\$2,631.20</b>	<b>\$5,725.60</b>	<b>\$5,160.80</b>	<b>\$5,725.60</b>	<b>\$5,160.80</b>

## Rate Variables:

There are a number of variables that may be applicable to your property depending on your circumstances

- Pension Rebate: -\$266.00 State Government Rebate for eligible Pension card holders
- Pension Rebate - FSL: -\$50.00 Fire Service Levy Rebate for eligible Pension Card Holders
- Weekly Waste Collection: \$441.00 Waste Kerbside collection if property is serviced on Waste Route
- Fortnightly Waste Collection: \$337.00 Waste Kerbside collection if property is serviced on Waste Route
- Trust for Nature Rebate: -\$10 ha Rebate for Trust for Nature properties (\$10.00 per TfN ha up to \$1,000)
- Tirrengower Drainage: \$2.50 ha Special Charge for maintenance of the Tirrengower Drainage System
- Single Farm Enterprise Exemption: Municipal Charge and Fire Service Levy Fixed is charged on one property within the Single Farm Enterprise in each Council