

This form may be used to apply for relief from payment of part of the rates levied in a rating year, if it is land on which there is a single dwelling house, that is used or occupied as such, and which the land is zoned or otherwise designated under an environmental planning instrument for industry, commerce or residential flat rural land that permits subdivision into two or more lots.

INFORMATION REGARDING POSTPONED RATES

After Council receives an application and assesses that it meets with the legislative requirement, Council will request Land Property Information NSW to provide a "Postponed Apportionment" valuation. The valuer will determine the portion of your current valuation that can be used for postponement of your rate.

Example

Land Valuation	\$1,100,000
Postponed Apportionment Value	\$ 700,000
Remaining Balance of Valuation	\$ 400,000

The rates calculated on the \$400,000 will be due and payable by instalment, but the rates calculated on the Postponed Valuation \$700,000 will be levied but postponed. The postponed portion will not appear on your instalment amounts, but will continue to incur interest.

After five years of continuous postponement of rates, Council will write-off the very first year's postponed rates and the interest that has been applied for that particular year. There will be no more than five years maximum postponed rates and interest charges payable at any time.

Postponed rates can remain on the property providing its use doesn't change, ie: demolition of house for redevelopment, or its use changes to business, commercial, property sold or changed ownership. Should any of these occur the postponed rates and interest charges will become due and payable. It is the Owners responsibility to advise Council of this change within one (1) month.

Council may request you reapply at any point to ensure Council's records are kept up to date. This will usually occur on a three year basis in line with the general revaluation from the Valuer General.

RATING CATEGORIES AT PARKES SHIRE COUNCIL

Parkes Shire Council has four rating categories - residential, business, farmland and mining.

HOW TO SUBMIT THIS APPLICATION

This application can be submitted over the counter or posted to the administration building at 2 Cecile Street, Parkes NSW 2870 or via email council@parkes.nsw.gov.au



LEGISLATION REGARDING POSTPONED RATES - LOCAL GOVERNMENT ACT 1993

585 Who may apply for postponement of rates?

The rateable person for land described in any of the following paragraphs may apply to the council for a postponement of rates payable for the land in the current or following rating year (or in both years):

- a) a parcel of land on which there is a single dwelling-house used or occupied as such and which is zoned or otherwise designated for use under an environmental planning instrument for the purposes of industry, commerce or the erection of residential flat buildings, not being land referred to in paragraph (b) or (c),
- b) a parcel of land (which may comprise one or more lots or portions in a current plan) on which there is a single dwelling-house used or occupied as such and which is zoned or otherwise designated under an environmental planning instrument so as to permit its subdivision for residential purposes, not being land referred to in paragraph (c),
- c) a parcel of rural land (which may comprise one or more lots or portions in a current plan) which is zoned or otherwise designated under an environmental planning instrument so as to permit its use otherwise than as rural land, or its subdivision into two or more lots or portions, one or more of which has an area of less than 40 hectares.

586 Applications to be referred to Valuer-General

- 1) The council must refer the application to the Valuer-General to determine the attributable part of the land value of the land if the council is satisfied that the land is described in section 585 (a), (b) or (c).
- 2) The Valuer-General must determine the attributable part of the land value and notify the council of the determination.

590 Use of determination of attributable part of land value

The attributable part of the land value of land determined, or redetermined, by the Valuer-General may be used by a council for the purpose of postponing rates only while the circumstances that made the land eligible for a postponement of rates under this Division continue to exist and the valuation of the land value for which the determination was made remains in use for rating purposes.

595 Rates to be written off after 5 years

- 1) If 5 years have elapsed since the commencement of a rating year for which part of the rates levied on land have been postponed under this Division, the part postponed and any interest accrued on that part must be written off by the Council.
- 2) Nothing in this section affects the right of the council to recover rates and interest, even though they have been written off under this section, if it subsequently appears to the council that they should not have been written off.



Section 1 Owner Details	
Company / Owner Name(s)	
Postal Address	
Suburb	Postcode
Mobile	Email

Section 2 Property Details	
Property Address	
Legal Description (Lot & DPs)	
Property Number	Property Area
Current Land Category	
Proposed Land Category	

Section 3 Additional Information
Details of present use of land
Reasons why the proposed category is more appropriate.



Section 4 From which part of the LG Act 1993 are you seeking relief?	
The owner of the land described in any of the following paragraphs may apply to the council for a postponement of rates payable for the land in the current or following rating year (or in both years):	
Section 585 Local Government Act 1993 WHO MAY APPLY FOR POSTPONEMENT OF RATES	
The rateable person for land described in any of the following paragraphs may apply to the Council for a postponement of rates payable for the land in the current or following rating year:	
Please tick one or more of the below that applies to your property	
a) a parcel of land on which there is a single dwelling-house used or occupied as such and which is zoned or otherwise designated for use under an environmental planning instrument for the purposes of industry, commerce or the erection of residential flat buildings, not being land referred to in paragraph (b) or (c),	
b) a parcel of land (which may comprise one or more lots or portions in a current plan) on which there is a single dwelling-house used or occupied as such and which is zoned or otherwise designated under an environmental planning instrument so as to permit its subdivision for residential purposes, not being land referred to in paragraph (c),	
c) a parcel of rural land (which may comprise one or more lots or portions in a current plan) which is zoned or otherwise designated under an environmental planning instrument so as to permit its use otherwise than as rural land, or its subdivision into two or more lots or portions, one or more of which has an area of less than 40 hectares.	

Owner(s) Authorisation & Declaration	
I declare that I am the land owner or the authorised representative for the Business/Company for the purpose of this application and the information I have provided is true and correct in every detail.	
I understand that interest will be charged on the postponed portion of the rates and that both postponed rates and interest charges will be due and payable should my property change ownership or use of the land change.	
I also give consent to Council, or any person(s) authorised by Council to enter onto the property for the purpose of carrying out an inspection in connection with this application.	
If the property is owned by a Company, names of those signing are also required. Council may also request documentation showing that you are the authorised representative for the Business/Company. If the above is not provided the application may not be able to be processed	
If the land use changes to what has been states above, I will notify Council in writing within one (1) month of the change.	
Name & Signature	Date
Name & Signature	
Name & Signature	