

Revenue and Rating Plan

The Revenue and Rating Plan is a requirement under the *Local Government Act 2020*. It is for a four-year 'block' period starting on 30 June in the year after each general election. It provides a plan for how Council will generate income to deliver on the Council Plan, programs and services, and capital works commitments over the four-year period. The Plan defines the revenue and rating 'envelope' within which Council proposes to operate.

Council is seeking feedback on the future direction of this Plan before it is considered for adoption.

Purpose of the Plan

The purpose of the Revenue and Rating Plan is to determine the most appropriate and affordable revenue and rating approach for Colac Otway Shire Council which, together with other income sources, will adequately finance the objectives in the Council Plan.

What are we reviewing?

The feedback we are gathering is on the differential rating categories and associated rate levels. We want to hear your feedback on:

- whether or not you agree with the different rating levels applied to each differential rating category
- if you think the levels should be amended, and why
- any other ideas relating to the categories and their associated levels

Please note that this process cannot influence:

- the valuation shifts that may occur within each of the differential rate categories
- the total value of rates Council will generate on an annual basis
- any of the charges levied to your annual rate and valuation notice

Submissions close at **5pm on Tuesday 29 April 2025**.

Impacts of proposed differential rating percentages

Modelling that was done to look at the impacts of changes to the differential rating categories was based on data from the 2024-25 budget. This was due to rating information relating to the 2025-26 year not being available during the timeframe required for the development of the Revenue and Rating Plan.

Based on 2024-25 data, the impacts of the proposed changes to the differential rating categories is as follows:

Current Rating Framework

Type or class of land	% of Base Rate
Residential - Colac/Elliminyt	100%
Residential - Balance of Shire	85%
Holiday Rental	100%
Rural Farm	75%
Commercial/Industrial - Colac/Elliminyt/Colac West	165%
Commercial/Industrial - Balance of Shire	140%

Type or class of land	Total CIV of class of land	2024-25 Revenue	2024-25 No. assessments	2024-25 average rates (revenue / assessments)
Residential - Colac/Elliminyt	\$2,980,987,000	\$7,706,244	5,996	\$1,285
Residential - Balance of Shire	\$4,356,478,000	\$9,572,759	5,551	\$1,725
Holiday Rental	\$520,870,000	\$1,346,517	538	\$2,503
Rural Farm	\$3,767,061,000	\$7,303,761	2970	\$2,459
Commercial/Industrial - Colac/Elliminyt/Colac West	\$501,118,000	\$2,137,502	674	\$3,171
Commercial/Industrial - Balance of Shire	\$299,792,000	\$1,085,002	329	\$3,298
Total	\$12,426,306,000	\$29,151,785	16,058	

Proposed Framework in the 2025-2029 Revenue and Rating Plan

Type or class of Land	% of Base Rate	2024-25 Revenue	Change in Revenue \$	Change in Revenue %	2024-25 average rates (revenue / assessments)	Change in average Rates \$
Residential - Colac/Elliminyt	100%	\$7,953,569	\$247,326	3.2%	\$1,326	\$41
Residential - Balance of Shire	85%	\$9,879,988	\$307,230	3.2%	\$1,780	\$55
Holiday Rental	105%	\$1,459,220	\$112,702	8.4%	\$2,712	\$209
Rural Farm	65%	\$6,533,080	(\$770,681)	(10.6%)	\$2,200	(\$259)
Commercial/Industrial - Colac/Elliminyt/Colac West	165%	\$2,206,104	\$68,601	3.2%	\$3,273	\$102
Commercial/Industrial - Balance of Shire	140%	\$1,119,825	\$34,822	3.2%	\$3,404	\$106