TABLE OF RATING CATEGORIES

1. Residential – Owner Occupied: Residential dwelling houses sole use is as the principal place of residence of the owner/s. All owners are individuals; with the exception of property held under a ‘special disability trust’.
   - Excludes companies, trusts, organisations or any entity other than an individual. This is regardless of whether the premises are occupied by a shareholder or even the sole shareholder of that company, trust, organisation or entity. These are regarded as being a secondary residential purpose and included in differential rating category 7.
   - Qualifying vacant land listed in the ‘general criteria’ of category 1 in the Resolution may also be included in this category.

2a. Commercial/Non-Residential - Group A: Properties being utilised, or potentially utilised by virtue of improvements or activities conducted on the property, for a commercial/non-residential purpose and are:
   - characterised by the ‘specific criteria’ for category 2a of the Differential Rating Table contained in the Resolution; and,
   - located outside of the boundaries of the Central Business District (CBD) and the CBD Frame as defined in the above resolution.
   - This category also includes:
     - residential premises that exceed the allowable limits of commercial/non-residential activity in ‘Column 2’ and ‘Column 3’ of the table shown at section 15.6 of the Resolution and
     - vacant land located outside the boundaries of the CBD or the CBD Frame that does not comply with the conditions for vacant land inclusion in category 1.

2b-2k. Commercial/Non-Residential - Groups B - K: Properties which in all other respects meet the criteria set out in category 2a above but are listed in the table shown at section 15.10 of the Resolution.

2l. Commercial/Non-Residential – Group L: Properties which are being utilised, or have the potential to be utilised by virtue of improvements or activities conducted upon the property, for a non-residential purpose and are characterised by the ‘specific criteria’ for category 2l of the Differential General Rating Table contained in the Resolution.

2m. Commercial/Non-Residential - Group M: Properties which in all other respects meet the criteria set out in category 2a above but are listed in the table shown at section 15.10 of the Resolution.

3. Rural: Properties which are being utilised, or have the potential to be utilised by virtue of improvements or activities conducted upon the property, for a non-residential (rural) purpose and are characterised by the ‘specific criteria’ for category 3 of the differential rating table contained in the Resolution.

4. Multi-Residential: Properties which are being utilised, or have the potential to be utilised by virtue of improvements or activities conducted upon the property, for a multi-residential purpose and are characterised by the ‘specific criteria’ for category 4 of the differential rating table contained in the Resolution.

5a. Central Business District – Group A: Properties which in all other respects meet the criteria set out in category 2a above but are located within the boundaries of the CBD as defined by the map shown at section 15.4 of the Resolution.

5b-5w. Central Business District - Groups B - W: Inclusion in this category is intended for those properties which in all other regards would meet the criteria set out in category 5a above but are listed in the table shown at section 15.7 of the Resolution.

6. Other: Entry into this category will be limited to properties where the land does not conform to the criteria of any other category.

7. Residential – Non-owner Occupied or Mixed Use: Properties predominantly used for residential premises where:
   - the premises is not the principal place of residence of at least one person who constitutes the owner of the property or
   - the owner or occupier conducts non-residential activities upon the property in excess of the limitations set out in ‘Column 2’ but not in excess of the limitations set out in ‘Column 3’ of the table shown at section 15.6 of the Resolution.

8a-8k. Large Regional Shopping Centre - Groups A - K: Properties listed in the table shown at section 15.8 of the Resolution.

9a-9d. Major Regional Shopping Centre - Groups A - D: Properties listed in the table shown at section 15.9 of the Resolution.

10. * CTS – Residential – Owner Occupied: Premises which in all other regards would meet the criteria of category 1 but exists within a community titles scheme.

11a. * CTS – Commercial/Non Residential - Group A: Premises which in all other regards would meet the criteria of category 2a but exists within a community titles scheme outside of the CBD or CBD Frame.

11b. * CTS – Commercial/Non Residential - Group B: Premises which in all other regards would meet the criteria of category 2l but exists within a community titles scheme.


13. * CTS – Central Business District: Premises which in all other regards would meet the criteria of category 2a but exists within a community titles scheme located within the CBD.

14. * CTS – Residential – Non-owner Occupied or Mixed Use: Premises which in all other regards would meet the criteria of category 7 but exists within a community titles scheme.

15. * CTS – Minor Lot: Premises located within a community titles scheme and is a car parking space, storage cupboard, storage unit, advertising hoarding or minor purposes of a like nature.

16. CBD Frame Commercial/Non Residential: Properties which in all other regards would meet the criteria of category 2a or 2l but are located within the bounds of the CBD Frame area and as shown on CBD FRAME differential rating boundary map at section 15.5 of the Resolution.

17. * CTS – CBD Frame Commercial/Non Residential: Premises which in all other regards would meet the criteria of category 11a or 11b but exists within a community titles scheme located within the CBD Frame area and as shown on CBD FRAME differential rating boundary map at section 15.5 of the Resolution.

18. Commercial/Non Residential – Special Concession: Properties listed in the table shown at section 15.11 of the Resolution.

19. * CTS – Commercial/Non Residential – Special Concession: Properties listed in the table shown at section 15.11 of the Resolution.

20. Commercial/Non Residential – Concessional: Properties that have formerly been subject to exemption from rates under section 5 schedule 1(f) of the Resolution.

21a-21d. Drive-In Shopping Centre - Groups A – D: Properties which are being utilised, or have the potential to be utilised by virtue of improvements or activities conducted upon the property, for a non-residential purpose and are characterised by the ‘specific criteria’ for category 21a-21d of the differential rating table contained in the Resolution.

22a-22e. Retail Warehouse - Groups A - E: Properties which are being utilised, or have the potential to be utilised by virtue of improvements or activities conducted upon the property, for a non-residential purpose and are characterised by the ‘specific criteria’ for category 22a-22e of the differential rating table contained in the Resolution.

* Categories for CTS Properties have different categories depending upon their individual parity factor.

General Rates, Environmental Management and Compliance Levy and Bushland Preservation Levy are subject to a minimum charge with the exception of Land Use Code 72 where no minimum is applicable.

Council has fixed the rates, charges and dues for the financial year and these, as well as any applicable definitions are contained in the Resolution. This, and additional detailed information, is available on Council’s internet site.