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**Report 00.571**

27 July 2000

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Report to the Wellington Regional Council  
from Ted Maguire, Council Secretary

**2000/01 Wellington Regional Council Rates**

**1. Purpose**

The purpose of this paper is to recommend that Council make the 2000/01 rates.

**2. Background**

On 29 June Council resolved to give public notice of its intention to make the following rates:

- General
- Regional Transport
- Stadium Purposes
- Rivers Management
- Bovine Tb Vector Control
- Wairarapa Catchment, Drainage and Water Supply Schemes

**3. Comment**

Appended to this report are:

- |  |                     |
|--|---------------------|
| • Valuation equalisation certificate                       | <b>Attachment 1</b> |
| • Detailed rate calculations                               | <b>Attachment 2</b> |
| • Public notice of intention to make rates                 | <b>Attachment 3</b> |
| • Stadium Rate Differential Special Order                  | <b>Attachment 4</b> |
| • Bovine Tb Vector Control Rate Differential Special Order | <b>Attachment 5</b> |
| • Transport Rate Differential Special Order                | <b>Attachment 6</b> |

Councillors will recall that the General Rate is apportioned between the constituent districts on the basis of equalised capital values supplied by Quotable Value New Zealand. The General and Rivers Rates are collected using uniform capital values.

The Special Order creating the rating system for the Stadium Purposes Rate was confirmed by the Council in 1998. The Special Orders altering the differential rating

systems for the Regional Transport Rate and Bovine Tb Rate were confirmed by the Council on 29 July 2000.

The Bovine Tb and Wairarapa Scheme Rates are collected on a land area basis directly by the Wellington Regional Council by a single annual payment.

Section 10 of the Rating Powers Act 1988 requires that military facilities pay rates at a level no more than if they were rated on land value. The only facility in the Region that qualifies for this adjustment, Trentham Camp in Upper Hutt, is part residential and part commercial. The effect of section 10 is to reduce the rates for Trentham Camp and increase the cents in the dollar paid by other residential and commercial properties in Upper Hutt.

The rates use the net rateable capital values as at 30 June supplied by each of the collecting authorities. These correspond with the valuations that each territorial authority will be using for its own rates. Also this ensures that the rates will appear on the rates assessment as struck by this Council. These values differ from the Net Rateable Capital Values as at 1 September 1999 provided by Quotable Value.

#### **4. Communications**

Public notice of the Council's intention to make the rates was given in *The Evening Post* and *The Wairarapa Times Age* on Wednesday, 19 July and the *Dominion* on Thursday, 20 July (no less than 14 days notice is required).

In addition the Council has an agreement with each of the constituent territorial authorities to include a brochure, explaining the WRC rates, with the first invoice of the 2000/01 rates. As several councils do not start collecting the 2000/01 rates until the second instalment of the year, this will be staggered over the next few months. The brochure will include a general statement explaining why the Council has increased the rates and a part tailored to each city and district stating the projects to be undertaken there.

#### **5. Recommendations**

1. *That, pursuant to the Rating Powers Act 1988 and all other Acts and powers enabling on that behalf, the Wellington Regional Council make the following rates for the period commencing 1 July 2000 and concluding 30 June 2001.*

##### ***(1) Rates Collected by Constituent Territorial Authorities***

###### ***(a) Regional General Rate***

*A General Rate yielding \$22,342,810 including GST, made under the provisions of section 33 of the Rating Powers Act 1988, apportioned between districts by equalised capital value as at 1 September 1999 and made on all rateable land in the Wellington Region on the basis of capital values appearing in the several district valuation rolls in force on 1 July 2000.*



<i>City/District</i>	<i>Amount Payable \$</i>	<i>Cents in the Dollar of Net Rateable Capital Value</i>
<i>In the City of Wellington</i>	<i>11,381,996</i>	<i>0.05981</i>
<i>In the City of Lower Hutt</i>	<i>4,112,208</i>	<i>0.06361</i>
<i>In the City of Upper Hutt</i>	<i>1,329,907</i>	<i>0.06193</i>
<i>In the City of Porirua</i>	<i>1,569,021</i>	<i>0.06336</i>
<i>In the District of Kapiti Coast</i>	<i>2,111,232</i>	<i>0.05726</i>
<i>In the District of Masterton</i>	<i>903,063</i>	<i>0.05962</i>
<i>In the District of Carterton</i>	<i>360,060</i>	<i>0.06099</i>
<i>In the District of South Wairarapa</i>	<i>574,131</i>	<i>0.05998</i>
<i>In the District of Tararua</i>	<i>1,192</i>	<i>0.05678</i>

**(b) Works and Services (Regional Transport) Rate**

A Regional Transport Rate yielding \$25,626,794 including GST, made under the provisions of section 34 of the Rating Powers Act 1988. This rate being apportioned as shown below so as to reflect the benefit to each district and category of property on all rateable land in those districts (except Tararua District) and made on the basis of capital values appearing in the several district valuation rolls in force on 1 July 2000.

<i>City/District</i>	<i>Amount Payable \$</i>	<i>Cents in the Dollar of Net Rateable Capital Value</i>
<i>In the City of Wellington</i>		
- <i>Downtown City Centre Business</i>	<i>9,220,707</i>	<i>0.30039</i>
- <i>Business</i>	<i>305,405</i>	<i>0.03349</i>
- <i>Residential</i>	<i>6,274,258</i>	<i>0.04212</i>
- <i>Rural</i>	<i>23,736</i>	<i>0.01565</i>
<i>In the City of Lower Hutt</i>		
- <i>Business</i>	<i>963,388</i>	<i>0.08712</i>
- <i>Residential</i>	<i>3,746,667</i>	<i>0.07118</i>
- <i>Rural</i>	<i>19,391</i>	<i>0.02033</i>
<i>In the City of Upper Hutt</i>		
- <i>Urban</i>	<i>1,082,620</i>	<i>0.05688</i>
- <i>Rural</i>	<i>34,750</i>	<i>0.01421</i>
<i>In the City of Porirua</i>		
- <i>Urban</i>	<i>2,853,101</i>	<i>0.12323</i>
- <i>Rural</i>	<i>40,804</i>	<i>0.02534</i>

<i>In the Otaki Ward of Kapiti Coast District</i>		
- Urban	27,721	<b>0.00926</b>
- Rural	12,938	<b>0.00449</b>
<i>In the Kapiti Coast District (excluding Otaki)</i>		
- Urban	84 7,598	<b>0.02924</b>
- Rural	14,922	0.00 745
<i>In the District of Masterton</i>		
- Urban	61,363	0.00791
- Rural	15,755	0.00213
<i>In the District of Carter-ton</i>		
- Urban	23,031	0.01532
- Rural	12,056	0.002 74
<i>In the District of South Wairarapa</i>		
- Urban	32,352	<b>0.01286</b>
- Rural	14,231	<b>0.00202</b>

(c) **Stadium Purposes Rate**

A Stadium Purposes Rate yielding \$3,010,262 including GST, made under the provisions of section 34 of the Rating Powers Act 1988. This rate being apportioned as shown below so as to reflect the benefit to each district (except Tararua District) and category of property on all rateable land in those districts and made on the basis of capital values appearing in the several district valuation rolls in force on 1 July 2000.

<b>City/District</b>	<b>Amount Payable \$</b>	<b>Cents in the Dollar of Net Ra tea b le Capital Value</b>
<i>In the City of Wellington</i>		
- Business	618,609	<b>0.01554</b>
- Residential	1,160,757	<b>0.00779</b>
- Rural	8,730	0.005 75
<i>In the City of Lower Hutt</i>		
- Business	153,222	0.01386
- Residential	427,457	0.00812
- Rural	6,924	0.00 726
<i>In the City of Upper Hutt</i>		
- Business	23,781	0.00898
- Residential	128,538	0.00 782
- Rural	6,021	0.00246



<i>In the City of Porirua</i>		
- <i>Business</i>	37,327	0.01118
- <i>Residential</i>	174,595	0.00881
- <i>Rural</i>	4,214	0.00262
<i>In the District of Kapiti Coast</i>		
- <i>Urban</i>	132,753	0.00415
- <i>Rural</i>	12,944	0.00265
<i>In the District of Masterton</i>		
- <i>Urban</i>	44,251	0.005 71
- <i>Rural</i>	15,954	0.00216
<i>In the District of Carterton</i>		
- <i>Other</i>	11,740	0.00781
- <i>Rural</i>	9,332	0.00212
<i>In the District of South Wairarapa</i>		
- <i>Other</i>	21,674	0.00862
- <i>Rural</i>	11,439	0.00162

**(d) Works and Services (Rivers Management) Rate**

*A Rivers Management Rate yielding \$2,623,580 including GST, made under the provisions of section 34 of the Rating Powers Act 1988. This rate being apportioned as shown below so as to reflect the benefit to each district as a locality on all rateable land in those districts and made on the basis of capital values appearing in the several district valuation rolls in force on 1 July 2000. The rate pays for the local community's contribution to river maintenance and flood protection improvements - the balance being funded on a region wide basis from the general rate.*

<b>City/District</b>	<b>Amount Payable \$</b>	<b>Cents in the Dollar of Net Rateable Capital Value</b>
<i>In the City of Wellington</i>	2 73,992	0.00144
<i>In the City of Lower Hutt</i>	834,684	0.01291
<i>In the City of Upper Hutt</i>	495,094	0.02305
<i>In the City of Porirua</i>	79,261	0.00320
<i>In the District of Kapiti Coast</i>	930,222	0.02523
<i>In the District of Carterton</i>	10,327	0.00175

**(e) Payment Dates**

*The day or days on which the rates are payable shall be the day or days stipulated for payment to them respectively on their own rates by each territorial authority acting as a collecting authority for the Wellington Regional Council pursuant to section 127 of the Rating Powers Act 1988 and the Local*



Government (Wellington Region) Reorganisation Order 1989. Any discounts for prompt payment of rates or additional charges on unpaid rates pursuant to sections 131 and 132 of the Rating Powers Act 1988 shall be those stipulated by each territorial authority.

**(f) Rating Records**

The Valuation Rolls and Rate Records for the properties in the district of each of the constituent territorial authorities are available for inspection at the offices of the respective territorial authorities during their normal office hours.

**(2) Rates Collected By Wellington Regional Council**

**(a) Bovine Tb Vector Control Rate**

Rates yielding \$608,180.41 including GST, made under the provisions of section 34 of the Rating Powers Act 1988. These rates being apportioned as shown below on all rateable land of 10 hectares or greater in the Wellington Region. These rates assist payment of the costs of Bovine Tb vector control activities.

Bovine Tb Vector Control Rates	Scheme No.	Classification/ Category	Total dollars levied (GST Incl.)	Dollars Per Hectare (GST Incl.)
	867	1. Operational Areas	530,993.93	1.4982
		2. Non-operational Areas	77,186.48	0.3000

**(b) Wairarapa Catchment, Drainage and Water Supply Scheme Rates**

Rates yielding \$1,135,271.63 including GST, made under the provisions of section 40 of the Rating Powers Act 1988. These rates being apportioned as shown below so as to reflect the benefit to every separately rateable property in that part of the district benefiting from the schemes on the basis of the area and the classification of the property as it appears in the approved classification register.

**(i) River Management and Flood Protection Schemes**

Scheme	No.	Class	Dollars per Hectare (GST Incl.)	Class Total (GST Incl.)
Waingawa	453	A	105.3134	3,514.31
		B	68.4537	8,663.50
		c	52.6567	6,249.30
		D	47.3910	95.26
		E	42.1253	7,110.33
		F	36.8597	990.42
		G	15.7970	739.62
		H	10.5313	1,672.27



<i>Lower Wairarapa Valley</i>	457	<i>A</i>	90.1341	187,575.31
		<i>B</i>	50.4751	97,719.15
		<i>c</i>	18.0268	54,880.27
		<i>D</i>	14.4215	95,840.96
		<i>E</i>	10.8161	64,612.00
		<i>F</i>	3.6054	72,115.75
		<i>UI</i>	0.3605	5.28
<i>Ruamahanga</i>	458	<i>A</i>	16.7574	6,498.19
		<i>B</i>	12.5680	11,127.50
		<i>C</i>	7.5408	2,622.93
		<i>D</i>	3.3515	277.29
		<i>E</i>	1.6757	1,108.07
<i>Waiohine - Mangatarere</i>	461	<i>A</i>	60.8714	52,678.30
		<i>B</i>	57.9728	32,150.44
		<i>C</i>	49.2 769	20,670.49
		<i>D</i>	43.4 796	60,250.13
		<i>E</i>	34.783 7	4,900.36
		<i>F</i>	18.8412	1,907.33
<i>Waipoua</i>	462	<i>A</i>	39.2219	4,902.54
		<i>B</i>	31.3775	12,127.93
		<i>C</i>	15.6887	264.08
		<i>D</i>	9.8055	1,521.13
		<i>E</i>	5.8833	501.34
<i>Upper Mangatarere</i>	1218	<i>A</i>	9.5596	665.09
		<i>B</i>	7.1780	124.91
		<i>C</i>	4.7953	229.00
<i>Upper Ruamahanga</i>	1219	<i>A</i>	76.4866	36,008.13
		<i>B</i>	53.5406	14,603.95
		<i>C</i>	30.5946	7,008.76
		<i>D</i>	15.2973	1,220.27
		<i>E</i>	7.6487	1,688.88
<i>Lower Taueru</i>	1221	<i>A</i>	58.0855	23,597.35
		<i>B</i>	11.6171	3,263.41
		<i>C</i>	5.8086	1,088.66
		<i>S</i>	2904.2767	3,526.95
<i>Cower Whangaehu</i>	466	<i>A</i>	65.8861	2,231.31
		<i>B</i>	52.7088	3,405.99
		<i>C</i>	39.5316	2,122.72
		<i>D</i>	26.3545	1,930.15
		<i>E</i>	13.1772	2,302.05
		<i>S</i>	329.4305	440.42

(ii) *Catchment Schemes*

<i>Scheme</i>	<i>No.</i>	<i>Class</i>	<i>Dollars per Hectare (GST Incl.)</i>	<i>Class Total (GST Incl.)</i>
<i>Awhea - Opouawe</i>	454	A	1.1248	2,504.18
		B	0.8436	1,649.61
		C	0.5624	1,006.12
		D	0.4499	308.24
		E	0.2812	8,924.12
		F	0.1125	377.59
<i>Whareama</i>	463	A	3.5152	2,285.43
		B	1.3520	979.43
		C	0.2366	10,353.74
		D	0.2028	4.06
		E	0.1690	2.93
		F	0.1352	3 78.45
<i>Honzewood</i>	1214	A	<b>0.9999</b>	2,363.83
		B	<b>0.9523</b>	423.50
		C	0.8333	2,781.11
		D	0.1190	206.39
<i>Mataikona - Whakataki</i>	1215	A	0.2074	414.94
		B	0.1215	338.06
		C	0.0859	1,340.60
		D	0.0356	100.46
<i>Maungaraki</i>	1216	A	1.3676	3,917.03
		B	0.6838	1,705.18
		C	0.3829	236.86
<i>Upper Kaiwhata</i>	1217	A	4.3817	183.67
		B	1.9170	150.54
		C	0.2739	250.73
		D	0.1643	292.19
		E	0.1095	205.00
		F	0.0548	24.38
<i>Lower Kaiwhata</i>	1229	A	7.3132	480.74
		B	3.1995	148.22
		C	0.4571	522.20
		D	0.2 742	720.61
		E	0.1828	6.29
		F	0.0914	25.34

(iii) *Drainage Schemes*

<i>Scheme</i>	<i>No.</i>	<i>Class</i>	<i>Dollars per Hectare (GST Incl.)</i>	<i>Class Total (GST Incl.)</i>
<i>Okawa</i>	449	A	0	0
<i>Taumata Island</i>	451	A	0	0





<i>East Pukio</i>	455	A	0	0
<i>Longbush</i>	456	A	16.7116	3,645.23
		B	8.3558	1,079.76
<i>Tairoa</i>	468	A	0	0
<i>Otahoua</i>	469	A	0	0
<i>Te Whiti</i>	470	A	4.2914	583.12
<i>Papatahi Pump</i>	540	A	25.5631	9,000.00
<i>Ahikouka</i>	541	A	19.4008	2,176.87
<i>Battersea</i>	1220	A	16.3514	2,746.06
		B	13.5383	2,511.62
		C	10.5493	3,287.69
		D	6.3296	973.48
		E	5.4505	1,110.53
		F	5.2747	395.62
<i>Manaia</i>	1222	A	36.5333	6,300.00
<i>Te Hopai</i>	1223	A	23.7747	29,250.01
<i>Moonmoot Pump</i>	1224	A	33.1853	7,695.01
<i>Onoke Pump</i>	1225	A	38.7554	26,933.00
<i>Pouawha Pump</i>	1226	A	33.0952	29,752.96
<i>Whakawiriwiri</i>	1227	A	14.9203	9,305.39

(iv) **Water Supply Schemes**

<i>Scheme</i>	<i>No.</i>	<i>Class</i>	<i>Dollars per Unit (GST Incl.)</i>	<i>Class Total (GST Incl.)</i>
<i>Fernridge</i>	446	A	346.5000	1,732.50
		B	173.2500	5,110.88
		C	86.6250	6,150.38
<i>Opaki</i>	460	A	110.0000	19,030.00
		B	10.0000	140.00


- (c) *The minimum rate to be levied shall be \$11.25 (eleven dollars and twenty-five cents), GST inclusive, per assessment.*
- (d) *All such rates shall be for the period commencing on 1 July 2000 and ending on 30 June 2001.*
- (e) *The rates shall be due and payable in one instalment on 2 October 2000 at the Council's office, 34 Chapel Street, Masterton. Pursuant to Section 132 of the Rating Powers Act additional charges are as follows:*
- (i) *A charge of 10 percent shall be added to rates levied after 1 July 2000 which remain unpaid on 23 February 2001.*
- (ii) *A further additional charge of 10 percent shall be added to rates levied*



*prior to 1 July 2000 which remain unpaid on 20 September 2000.*

*(iii) A further additional charge of 10 percent shall be added to rates levied prior to 1 July 2000 which remain unpaid on 20 March 2001.*

2. *That the Council's Common Seal be affixed to certified copies of the resolution for supply to the collecting territorial authorities.*



E P MAGUIRE  
Council Secretary

