THE INDEPENDENT PRICING AND REGULATORY TRIBUNAL OF NSW

APPLICATION FOR A SPECIAL VARIATION

TO GENERAL INCOME

under Section 508A and 508(2) of the Local Government Act 1993

SECTION 508A & 508(2) APPLICATION FORM FOR MERGED COUNCILS PART A 2021-22

Before completing this form, you MUST read the Office of Local Government's

Guidelines for the preparation of an application for a special variation to general income

All dollars in nominal terms

The Guidelines are available on the Office's website at www.olg.nsw.gov.au.

NOTE: This part of the application must be completed in conjunction with Part B (Special Variation Application Form 2021-22- Part B).

Overview

A Section 508A special variation allows a council to increase general income by a percentage that is greater than the rate peg each year, up to a maximum of 7 years.

Section 508(2) allows a council to increase general income by a percentage that is greater than the rate peg in a single year.

You must identify the percentage increase requested for each year inclusive of the rate peg.

You must also identify percentage increases in minimum rates for each year, if the increases result in a minimum rate which exceeds the statutory limit.

Note: IPART can approve a percentage increase to minimum rates above the statutory limit that differs from the proposed special variation percentage increase as long as you have justified and properly consulted on that percentage. See Attachment 4 of the Guidelines for further details.

Both Part A and Part B of the application should be submitted to IPART (us) via the Council Portal on our <u>website at www.ipart.nsw.gov.au</u>____

Part A consists of 9 worksheets:

IPART

- Worksheet 1 (Identification): Identifies your council and a council contact officer, collects information about your proposed special variation and any existing special variations (SVs).
 It also collects information about Crown Land adjustments, catch-ups or excess adjustments and valuation objections.
- ► Worksheet 2 (current year Notional General Income): Calculates the council's Notional General Income for the current year (Year 0 in the application, 2020-21).
- Worksheet 3 (first year Notional General Income): Calculates the council's proposed Notional General Income for next year (Year 1 in the application, 2021-22).
- Worksheet 4 (PGI): Summarises the council's Permissible General Income based on the 1st year's percentage for the proposed SV and Crown Land adjustments, plus other income adjustments. It also shows the the council's PGI over the proposed SV period and the annual and cumulative impacts of the proposed SV.
- Worksheet 5a (Impact on Rates 1): Calculates the average annual and cumulative increases in rates for each category/sub-category for each year of the proposed SV, with and without the proposed SV. Worksheets 5a(1) to 5a(5) collect information separately for each of the previous council areas.
- Worksheet 5b (Impact on Rates 2): Collects the assessment numbers in the residential, business and farmland ordinary rate categories for different land values in year 1 and the rates across this distribution (ie, midpoints of each land value range) for each year of the proposed SV. Worksheets 5b(1) to 5b(5) collect information separately for each of the previous council areas.
- Worksheet 6 (Additional SV Income and Expenditure): Collects data on how the council intends to use the additional funds (above the rate peg) from the proposed SV.

- Worksheet 7 (Financials): Collects historical information from your financial statements and forecasts for selected balance sheet items from you long term financial plan (LTFP).
- Worksheet 8 (Long Term Financial Plan): Collects information on your Long Term Financial Plan including scenarios with and without the proposed special variation.
- Worksheet 9 (Financial ratios): Captures financial ratios, some of which are calculated while others are entered as inputs.

Enquiries regarding the completion of this application should be directed to:

Sheridan Rapmund

(02) 9290 8430 sheridan_rapmund@ipart.nsw.gov.au

Arsh Suri (who in Sheridan's absence, will direct you to the appropriate IPART officer) (02) 9113 7730 arsh_suri@ipart.nsw.gov.au

Colour code

Enter data in the blue input cells Hard-coded values that should not be changed Key outputs Special instructions Error checks Double red line indicates a change in formula

Step-by-step instructions on completing the worksheets

Worksheet 1 - Identification

- > Select council name from the drop down list and enter contact details.
- Indicate whether you have any existing SVs by selecting 'yes' or 'no' from the drop down box, where the existing SV means you have an existing increase(s) above the rate peg for any year from Year 1 onwards.
- > Select (or enter) the type and duration of the proposed special variation.
- > Enter the additional percentage being sought above the rate peg (excluding other adjustments).
- > Answer the questions about expiring SVs.
 - * If the council does not have any SVs due to expire in the period of the proposed SV, leave the field blank or select 'na'.
 - * Enter the \$ value of expiring SVs in Table 1 (row 79)
 - * Any amounts entered need to be verified by the OLG before the application is submitted to us.
- > Answer the questions about Crown land adjustments, catch ups and valuation objections.
 - * If the council does not have any adjustments, leave the fields in this section blank
 - * Note that applications for Crown land adjustments still need to be separately made to OLG.
- > Enter the requested percentage increases in general income (including the rate peg) from year 2 (Table 1).
 - * The annual and cumulative increases in the white cells are automatically calculated once the requested percentage increases have been entered.
 - * The worksheet automatically assumes a rate peg of 2.5% for each of the forward years (Year 2 and thereafter). If the rate peg turns out to be different from that assumed, the total % increase in general income with an approved SV does not change.

Worksheet 2 - Notional General Income 2020-21

This worksheet calculates the Notional General Income for the current year (Year 0), by applying the rating structure used in the previous year to land values, adjusted by supplementary valuations received during that year.

Any inclusion in WK2 as a "supplementary valuation" must agree with section 4 of the Valuation of Land Act 1916.

Worksheet 3 - Notional General Income 2021-22

This worksheet calculates the proposed Notional General Income (Year 1). It should apply the proposed rating structure, including the proposed SV increase, to land values adjusted by any supplementary valuations.

The rating structure entered here must be checked by OLG.

Worksheet 4 - Calculation

This worksheet calculates Permissible General Income and the value of the proposed SV after taking into account various adjustments. Income adjustments and expiring SV amounts are to be verified by OLG before the application is submitted to us.

NO INPUTS ARE REQUIRED

Expiring SV

If the council has a SV due to expire on 30 June 2021, Notional General Income must be reduced before calculating Permissable General Income in 2021-22.

Additional percentage increase

This is the additional percentage increase being sought above the rate peg, excluding any other income adjustments.

Crown Land Adjustment

Crown land claims will increase Permissible General Income. The \$ amount of any Crown land adjustment is converted into a % amount to be included in the final special variation for consideration by IPART.

Other adjustments

There are two other possible adjustments that are not included in the proposed SV % but will affect Permissible General Income: 1. Prior year result. This is the catch up or excess amount from the previous year, as advised by OLG. 2. Valuation objections: if you successfully claimed valuation objections in the previous year, PGI must be reduced to remove the extra income claimed from the revenue base.

XYZ C	ouncil			
	WORKSHEET 4			
PI	ERMISSIBLE GENERAL INCOME SUMMAR	Y FOR 2018-19		
	All dollars in nominal terms			
lease chec	k all income adjustments and expiring var	iation amounts wi	th OLG	ì
	before submitting the application	on.		
Prior ye	ear Notional General Income			20,000,000
Less:	Expiry of a prior special variation			10,000
Adjuste	ed first year Notional General Income		\$	19,990,000
Plus:	Rate peg increase - first year	2.30%		459,770
Plus:	Additional increase - first year	3.70%		739,63
Plus:	Crown Land adjustment - first year	0.06%		10,000
	Total special variation - first year	6.06%	\$	1,209,400
Other I	First Year Adjustments:			
Plus/M	i Prior year Catch-up/(Excess)			-5,000
Minus:	Valuation Objections claimed in prior year			-3
		Total Adjustme	ents	-5,03
	First year Permissible General Income		s	21,194,370

Worksheets 5a(1) to 5a(5) - Impact on Ratepayers (part 1)

The aim of these sheets is to show the minimum rate increase (if applicable), the average rate increase per sub-category (inclusive of all relevant rates) and the proposed annual charges in each year of the proposed special variation. It also aims to compare average rates with and without the proposed special variation. Enter the required data in the blue input cells. The values in the white cells will calculated automatically. Note: There are separate sheets for each of council's prevoius council areas. Minimum rates
Enter in the minimum rates per category/sub-category as if the SV were approved for each year as requested
These figures are intended to illustrate the impact of the proposed SV on any specific minimum rate.
Ordinary and Special Average Rates

Enter in the average rates per sub-category as if the proposed SV were approved for each year as requested AND the average rates as if the proposed SV were not approved (only the rate peg would then apply).

These figures should include the impact of changes in minimum rates and are calculated as per below.

Annual Charges

Enter any proposed annual charges for each year of the proposed variation.

Note:

- * An average rate equals total income in a category or sub-category divided by the number of assessments in that same category or sub-category (i.e. including assessments on the minimum rate).
- * These figures should reflect the reduction from any expiring SVs so that the net change in rates is measured.

Worksheets 5b(1) to 5b(5) - Impact on Ratepayers (part 2)

These worksheets show the distribution of ordinary rates across different land values and how ratepayers will be affected by the proposed SV, depending on the value of their land.

Enter the number of assessments in the ordinary rating categories (residential, business and farmland) across various land value ranges in 2020-21, and the rate levels across different land values in each year of the application, with and without the proposed SV. Note: There are separate sheets for each of council's prevoius council areas.

If you have had a general revaluation of land during the prior year this spreadsheet will not accurately reflect the impact on ratepayers in year 1. We will take this into account when using this worksheet. Please complete the tables using the number of assessments from the first year of the proposed SV (2021-22).

Worksheet 6 - Proposed Additional SRV Income and Expenditure

This worksheet is designed to show how the council proposes to use the additional funding above the rate peg generated from the proposed SV.

The worksheet automatically calculates additional SRV income for Years 1 to 10.

Councils must enter each category of expenditure, and if applicable, individual program/project names, in column C under one of the headings provided.

The spreadsheet will calculate the difference between the additional income from the proposed special variation and what it is spent on. A positive difference means that the additional income is not all spent on operating expenditure or capital expenditure.

* Part B of the application provides councils with the opportunity to explain their expenditure plans and the impacts on their financial position.

Worksheet 7 - Historical financial information

This sheet captures the council's historical financial information as reported in its financial statements.

Worksheet 8 - Long Term Financial Plan

This worksheet is designed to show how the council's Long Term Financial Plan varies with and without the proposed special variation Councils must complete the information from the Long Term Financial Plan for both the Special Variation Scenario and the Base Case Scenario (without proposed special variation).

Councils must enter each category of income and expenditure under the headings provided This worksheet automatically calculates total amounts for each column

Worksheet 9 - Financial ratios

This worksheet captures financial ratios for three historical years as well as the current and forecast years (0 to 10). All the historical ratios and two of the forecast ratios are calculated from information provided in Worksheet 7 and Worksheet 8. Enter forecast values for the two compulsory ratios (Infrastructure Renewals Ratio and Infrastructure Backlog Ratio). Enter forecasts for the optional ratios only if they are relevant to your council's application.

APPLICATION FOR SPECIAL VARIATION TO GENERAL INCOME

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2021-22

IPART icing and Regulatory Tribuna WORKSHEET 1 Colour code Step 1: Fill out council details Enter data in the blue input cells Step 2: Fill out any existing variation information Hard-coded values that should not be changed Key outputs Step 3: Fill out crown land adjustments, catch up & excess, valuation objections Special instruction Step 4: Fill out proposed special variation amounts All dollars in nominal terms Council Name: Federation Council Former council areas: Corowa Urana **Contact Details:** Name: Jo Shannon Director Corporate & Community Services Position: Telephone: Email: A. Existing special variations (SVs) 1. Does the council have any existing SV(s) that means it has an increase above the rate peg for any year from 2021-22 (Year 1) onwards? no B. Proposed special variations (SVs) Is the council applying for a one-year increase (s508(2)) or a multi-year increase (s508A)? For s508A applications: for how many years is the council requesting % increases as part of this application? s508(2) select option select option 4. For s508A & s508(2) applications: is the special variation permanent or temporary? select optior Permanent If temporary or combined, enter the number of years before the (temporary part of the) special variation is due to expire. enter years 5. Enter the percentage above the rate peg the council is applying for in the first year enter % 6.00% na - ignore this row na - ignore na - ignore this row % C. Expiring special variations (SVs) 6. Does the council have an expiring variation? If yes, please specify when. 1st Expiring SV select option na 2nd Expiring SV select option na 7. If the council has an expiring variation, enter the \$ amount expiring in row 78 below. % Y 0 D. Crown Land adjustments, catch ups, valuation objections income \$ enter \$ 8. Enter the amount of any Crown Land adjustments required 0.00% 9. Enter the amount for any catch ups or excess adjustments required enter \$ 0.00% 10. Enter any valuation objections required (input as a positive whole number) enter \$ 0.00% E. Requested annual percentage increases and expiring SV amounts A special variation is the total % increase permitted in a council's general income, Including the rate peg and Crown land adjustments, before adjustments are made for catch ups/excesses and valuation objections. Note: Approved SV% increases do not change if the actual rate peg turns out to be different from that assumed for a particular year. Table 1 Requested annual percentage increases and expiring SV amounts Year 0 Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7 Financial year 2020-21 2021-22 2022-23 2023-24 2024-25 2025-26 2026-27 2027-28 Annual % increases na - leave blank 2.00% 2.50% 2.50% 2.50% 2.50% 2.50% Rate peg only *plus* na 0.00% 0.00% 0.00% 0.00% 0.00% 0.00% 6.00% plus percentage above the rate peg plus na - ignore this row 0.00% 0.00% 0.00% 0.00% 0.00% 0.00% 0.00% plus Crown Land adjustment 8.00% Proposed SV na Cumulative % increase Rate peg only 2.00% 4.55% 7.16% 9.84% 15.40% 18.29% 6.00% 0.00%

plus additional increases Proposed SV na 8.00% 10.70% 13.47% 16.30% 19.21% 22.19% 25.25% Expiring special variations \$ value of expiring special \$ (nominal) variations (ESV) % value of ESV 0.00% 0.00%

Former council areas: Corowa Urana

WORKSHEET 2

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CALCULATION OF NOTIONAL GENERAL INCOME 2020-21 Applicable to the first year of the application

All dollars in nominal terms

This worksheet must reflect the rating structure levied in the previous year

NOTE: Valuations used here are to be taken from Council's valuation list on 1 July 2020 and are to include: (i) supplementaries having the same base date and furnished to Council during that year, and

(ii) estimates of increases in valuations provided to the Council under section 513.

Calculation of Notional General Income - Ordinary Rates

Rating Category (s514-518)	Name of sub-category	Number of Assessments	Ad Valorem Rate (cents)	Base Amount	Base Amount %	Minimum Amount	Number on Minimum	Land Value (see note above)	Land Value of Land on Minimum	Notional General Income
Corowa										
Residential		5,628	0.3505	290.87	44.29%			587,470,470		3,695,959
Urana										
Residential		556	1.8155			211.00	367	4,901,800	1,719,620	135,209
	Total Residential	6,184					367	592,372,270	1,719,620	3,831,168
Corowa										
Business		568	0.6024	290.87	22.32%			95,457,070		740,237
Urana										
Business		107	1.6049			211.00	74	2,833,450	413,550	54,450
	Total Business	675					74	98,290,520	413,550	794,687
Corowa										
Farmland		610	0.2058	290.87	8.81%			892,348,450		2,013,803
Urana										
Farmland		503	0.2454			135.56	93	654,192,520	1,649,880	1,613,881
	Total Farmland	1,113					93	1,546,540,970	1,649,880	3,627,685
Corowa										
Mining										
Urana										
Mining										
	Total Mining	0					0	0	0	0
Total Assessm	ents:	7,972			Total Ratea	able Land Val	ue:	2,237,203,760	Sub-Total:	8,253,540

Calculation of Notional General Income - Special Rates

Rating Categoi (s514-51	y Name of special rate	Number of Assessments	Ad Valorem Rate	Base Amount	Base Amount %	Minimum Amount	Number on Minimum	Land Value (see note above)	Land Value of Land on Minimum	Notional Income
Corowa	3									
Urana										
									Sub-Total:	0

Calculation of Notional General Income - Annual Charges

Annual Charges (excluding water supply, sewerage and domestic and non-domestic waste management services)	Number of Assessments	Amount of Charge	Notional Income
Corowa			
			-
Urana			
•		Sub-Total:	0
		oub-rotai.	0
Total	Notional General Income:		8,253,540
Note: Section 505(a) of the Act provides for those rates and charges that are to be included in general income, including certain se	ction 501 annual charges.		

Former council areas: Corowa Urana

WORKSHEET 3

CALCULATION OF NOTIONAL GENERAL INCOME 2021-22

All dollars in nominal terms

This worksheet must contain the rating structure proposed for the first year of the special variation application.

Note: A rating structure that does not comply with the legislation may not be approved. It is Council's responsibility to check its rating structure with OLG before submission to IPART.

Calculation of Notional General Income - Ordinary Rates

Rating Category (s514-518)	Name of sub-category	Number of Assessments	Ad valorem rate (cents)	Base Amount \$	Base Amount %	Minimum Amount \$	Number on Minimum	Land Value as at start of year \$	Land Value of Land on Minimum \$	Notional General Income
Corowa										
Residential		5,626	0.3602	358.09	48.77%			587,470,470		4,130,693
Urana										
Residential		555	1.8659			278.22	476	4,901,800	3,191,620	164,342
	Total Residential	6,181					476	592,372,270	3,191,620	4,295,035
Corowa										
Business		569	0.6191	358.09	25.64%			95,457,070		794,735
Urana										
Business		107	1.6494			278.22	76	2,833,450	,	60,480
	Total Business	676					76	98,290,520	448,650	855,215
Corowa										
Farmland		590	0.2115	358.08	10.07%			892,348,450		2,098,612
Urana										
Farmland		501	0.2522			202.76	103	654,192,520		1,664,962
	Total Farmland	1,091					103	1,546,540,970	2,300,380	3,763,575
Corowa										
Mining										
Urana										
Mining										
	Total Mining	0					0	0	0	0
Total Assessme	ents:	7,948	J		Total Rateabl	e Land Value:	l	2,237,203,760	Sub-Total:	8,913,824
check = 0		0						0		

Calculation of Notional General Income - Special Rates

Rating Category (s514-518)	Name of special rate	Number of Assessments	Ad Valorem Rate	Base Amount \$	Base Amount %	Minimum Amount \$	Number on Minimum	Land Value as at start of year	Land Value of Land on Minimum	Notional Income
Corowa										
Residential										
Business										
Farmland										
Mining										
Urana										
Residential										
Business										
Farmland										
Mining										
									Sub-Total:	0

Calculation of Notional General Income - Annual Charges			
Annual Charges (excluding water supply, sewerage and domestic and non-domestic waste management services)	Number of Assessments	Amount of Charge \$	Notional Income
Corowa			
			•
Urana			•
		Sub-Total:	
Total Notional General Income		Γ	8,913,824
LESS: Valuation Objection Income		Γ	
NET Notional General Income			8,913,824
Note: Section 505(a) of the Act provides for those rates and charges that are to be included in general income, including certain section	n 501 annual charges		

	WORKS	SHEET 4		
	PERMISSIBLE GENERAL INC All dollars in	OME SUMMARY FOR nominal terms	2021-22	
	Please check all income adjustments a	nd expiring variation amount	s with OLG	
	before submittin	g the application.		check = 0
Prior year	^r Notional General Income		8,253,540	0.0
Less:	Expiry of a prior special variation		-	0.0
Adjusted	first year Notional General Income		\$ 8,253,540	
Plus:	Rate peg - first year	2.00%	165,071	0.0
Plus:	na	0.00%	0	
Plus:	Additional increase - first year	6.00%	495,212	0.0
Plus:	na	0.00%	0	
Plus:	Crown Land adjustment - first year	0.00%	0	0.0
	Total special variation - first year	8.00%	\$ 660,283	0.0 0.0
Other Fir	st Year Adjustments:			
Plus/Min	us Prior year Catch-up/(Excess)		0	
Minus:	Valuation Objections claimed in prior year		0	
		Total Adjustments	0	0.0
	First year Permissible General Income		\$ 8,913,824	0.0

PERMISSABLE GENERAL INCOME (PGI) OVER PROPOSED SV PERIOD (\$ nominal) Note: PGI estimates for years beyond proposed and/or exisiting SV period shown in light grey font. PGI beyond a temporary SV period = 0

		Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Total in	crease
Financial year	units	2020-21	2021-22 Proposed SV	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	\$ nominal	%
			period	no SV							
0 = beyond temporary SV period		1	1	1	1	1	1	1	1		
PGI with proposed SV											
Prior year Notional General Income (NGI)	\$ nominal		8,253,540	8,913,824	9,136,669	9,365,086	9,599,213	9,839,193	10,085,173		
less expiry of a prior special variation	\$ nominal		0	0	0	0	0	0	0		
Adjusted Notional General income	\$ nominal		8,253,540	8,913,824	9,136,669	9,365,086	9,599,213	9,839,193	10,085,173		
<i>plus</i> rate peg increase	\$ nominal		165,071	222,846	228,417	234,127	239,980	245,980	252,129		
<i>plus</i> na	\$ nominal		0	0	0	0	0	0	0		
plus additional increase	\$ nominal		495,212	0	0	0	0	0	0		
<i>plus</i> na	\$ nominal		0	0	0	0	0	0	0		
plus Crown Land adjustment	\$ nominal		0	0	0	0	0	0	0		
Total proposed SV	\$ nominal		660,283	222,846	228,417	234,127	239,980	245,980	252,129		
Notional General Income after SV applied	\$ nominal		8,913,824	9,136,669	9,365,086	9,599,213	9,839,193	10,085,173	10,337,302		
plus other 1st-year adjustments	\$ nominal		0	0	0	0	0	0	0		
PGI with proposed SV	\$ nominal	8,253,540	8,913,824	9,136,669	9,365,086	9,599,213	9,839,193	10,085,173	10,337,302	660,283	8.00%
PGI if only the rate peg applied											
Prior year Notional General Income (NGI)	\$ nominal		8,253,540	8,418,611	8,629,076	8,844,803	9,065,923	9,292,571	9,524,886		
less expiry of a prior special variation	\$ nominal		0,200,010	0	0,020,010	0,011,000	0,000,020	0,202,011	0,021,000		
Adjusted Notional General income	\$ nominal		8,253,540	8,418,611	8,629,076	8,844,803	9,065,923	9,292,571	9,524,886		
plus rate peg increase	\$ nominal		165,071	210,465	215,727	221,120	226,648	232,314	238,122		
plus na	\$ nominal		0	0	0	0	0	0	0		
plus other 1st-year adjustments	\$ nominal		0	0	0	0	0	0	0		
PGI if only the rate peg applied	\$ nominal	8,253,540	8,418,611	8,629,076	8,844,803	9,065,923	9,292,571	9,524,886	9,763,008	165,071	2.00%
	=	<u> </u>									
PGI if expiring SV renewed and only rate peo	g applied										
For it explining ov renewed and only rate per			8,253,540	8,418,611	8,629,076	8,844,803	9,065,923	9,292,571	9,524,886		
Prior year Notional General Income (NGI)	\$ nominal										
i	\$ nominal \$ nominal		165,071	210,465	215,727	221,120	226,648	232,314	238,122		
Prior year Notional General Income (NGI)				210,465 0	215,727 0	221,120 0	226,648 0	232,314 0	238,122 0		
Prior year Notional General Income (NGI) plus rate peg increase	\$ nominal		165,071	,	-	,	-				

INCREASES IN PERMISSABLE GENERAL INCOME (PGI) OVER PROPOSED SV PERIOD (nominal)

Note: PGI estimates for years beyond proposed and/or exisiting SV period shown in light grey font. PGI beyond a temporary SV period = 0

		Year 0 Yea	r 1 Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Total in	crease
Financial year		2020-21 2021-	22 2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	\$ nominal	%
Annual % increase in PGI										
PGI with proposed SV	%	8.00	0% 2.50%	2.50%	2.50%	2.50%	2.50%	2.50%		8.00%
PGI if only the rate peg applied	%	2.00	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%		2.00%
PGI if expiring SV renewed and only rate pe	g applie %	2.00	% 2.50%	2.50%	2.50%	2.50%	2.50%	2.50%		2.00%
Annual \$ increase in PGI										
PGI with proposed SV	\$ nominal	660,2	83 222,846	228,417	234,127	239,980	245,980	252,129	660,283	8.00%
PGI if only the rate peg applied	\$ nominal	165,0	71 210,465	215,727	221,120	226,648	232,314	238,122	165,071	2.00%
PGI if expiring SV renewed and only rate pe	g applie \$ nominal	165,0	71 210,465	215,727	221,120	226,648	232,314	238,122	165,071	2.00%
Annual \$ increase in PGI with proposed \$	SV more than:									
PGI if only the rate peg applied	\$ nominal	495,2	12 12,380	12,690	13,007	13,332	13,666	14,007	495,212	6.00%
PGI if expiring SV renewed and only rate pe	g applie \$ nominal	495,2	12 12,380	12,690	13,007	13,332	13,666	14,007	495,212	6.00%
Cumulative PGI										
PGI with proposed SV	\$ nominal	8,913,8	24 18,050,493	27,415,579	37,014,791	46,853,985	56,939,158	67,276,460	8,913,824	
PGI if only the rate peg applied	\$ nominal	8,418,6	11 17,047,688	25,892,491	34,958,414	44,250,986	53,775,871	63,538,879	8,418,611	
PGI if expiring SV renewed and only rate pe	g applie \$ nominal	8,418,6	11 17,047,688	25,892,491	34,958,414	44,250,986	53,775,871	63,538,879	8,418,611	
Increase in cumulative PGI with propose	d SV that exceeds the	increase in the PGI unde	<u>r</u>							
PGI if only the rate peg applied	\$ nominal	495,2		1,523,088	2,056,377	2,602,999	3,163,287	3,737,581	495,212	5.88%
PGI if expiring SV renewed and only rate pe	g applie \$ nominal	495,2	12 1,002,805	1,523,088	2,056,377	2,602,999	3,163,287	3,737,581	495,212	5.88%

Previous council area: Corowa

WORKSHEET 5a Corowa

IMPACT ON MINIMUM RATES, AVERAGE RATES AND OTHER CHARGES

All dollars in nominal terms

The aim of this sheet is to show the minimum rate increase (if applicable), the average rate increase per sub-category (inclusive of all relevant rates) and the proposed annual charges in each year of the proposed special variation. It also aims to compare average rates with and without the proposed special variation. All ordinary rates and special rates need to be included.

Note: rate estimates should reflect expected minimum or average rates, inclusive of any expiring variations.

Minimum Rates - with proposed special variation

If the council levies minimum rates for any category or sub-category, these rates should be detailed below. A separate minimum rates application is not necessary if the council is applying for a special variation that will have the effect of causing a minimum rate to exceed the statutory limit.

Minimum R	ates - with proposed spec	cial variation			\$ nominal per	/ear	Corowa		
			Minimum	Minimum	Minimum	Minimum	Minimum	Minimum	Minimum
	Sub-category or Special Rate	Current	Rate	Rate	Rate	Rate	Rate	Rate	Rate
Category	name	Minimum Rate	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
		2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Residential									
Business									
Farmland									
Mining									

Average O	rdinary and Special Rates	- with propos	sed special v	ariation	\$ nominal per y	ear	Corowa		
Category	Sub-category or Special Rate name	Current Average Rate	Average Rate Year 1	Average Rate Year 2	Average Rate Year 3	Average Rate Year 4	Average Rate Year 5	Average Rate Year 6	Average Rate Year 7
		2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Residential Special rate		656.71	734.21	753.30	772.89	792.99	813.60	834.76	856.4
	TOTAL AVERAGE	656.71	734.21	753.30	772.89	792.99	813.60	834.76	856.46
Business Special rate		1,303.23	1,396.72	1,433.04	1,470.30	1,508.52	1,547.75	1,587.99	1,629.2
	TOTAL AVERAGE	1,303.23	1,396.72	1,433.04	1,470.30	1,508.52	1,547.75	1,587.99	1,629.2
Farmland Special rate		3,301.32	3,556.97	3,649.45	3,744.34	3,841.69	3,941.57	4,044.05	4,149.2
	TOTAL AVERAGE	3,301.32	3,556.97	3,649.45	3,744.34	3,841.69	3,941.57	4,044.05	4,149.20
Mining Special rate									
	TOTAL AVERAGE								

Average O	rdinary and Special Rates	 without pro 	posed speci	al variation (assumed rat	e peg only)	\$ nominal per y	/ear	Corowa
Category	Sub-category or Special Rate name	Current Average Rate	Average Rate Year 1	Average Rate Year 2	Average Rate Year 3	Average Rate Year 4	Average Rate Year 5	Average Rate Year 6	Average Rate Year 7
		2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Residential Special rate		656.71	667.00	684.34	702.13	720.39	739.12	758.34	778.0
	TOTAL AVERAGE	656.71	667.00	684.34	702.13	720.39	739.12	758.34	778.0
Business Special rate		1,303.23	1,329.50	1,364.07	1,399.53	1,435.92	1,473.25	1,511.56	1,550.8
	TOTAL AVERAGE	1,303.23	1,329.50	1,364.07	1,399.53	1,435.92	1,473.25	1,511.56	1,550.8
Farmland Special rate		3,301.32	3,489.74	3,580.47	3,673.57	3,769.08	3,867.07	3,967.62	4,070.7
	TOTAL AVERAGE	3,301.32	3,489.74	3,580.47	3,673.57	3,769.08	3,867.07	3,967.62	4,070.78
Mining Special rate									
	TOTAL AVERAGE								

Domestic Waste Management Service	es - Annual C	harge		\$ nominal per y	/ear	Corowa		
(Enter the current annual charge and the propose	ed annual charge	e for each year o	f the application.	.)				
Description	Current Average Charge	Annual Charge Year 1	Annual Charge Year 2	Annual Charge Year 3	Annual Charge Year 4	Annual Charge Year 5	Annual Charge Year 6	Annual Charge Year 7
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
All serviced ratepayers - 3 bin service	351.00	360.13	369.49	379.10	388.95	399.07	409.44	420.09
All vacant land in serviced areas	42.00	43.09	44.21	45.36	46.54	47.75	48.99	50.27

Water Supply Services - Annual Charge

Water Supply Services - Annual Char	ge \$no	minal per year				Corowa		
(Enter the current annual charge and the propose	ed annual charge	e for each year o	f the application	.)				
	Current	Annual	Annual	Annual	Annual	Annual	Annual	Annual
	Average	Charge	Charge	Charge	Charge	Charge	Charge	Charge
Description	Charge	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Meter sizes - 20mm	114.00	116.85	119.77	122.77	125.83	128.98	132.21	135.51
Meter sizes - 25mm	178.20	182.66	187.22	191.90	196.70	201.62	206.66	211.82
Meter sizes - 32mm	291.90	299.20	306.68	314.34	322.20	330.26	338.51	346.98
Meter sizes - 40mm	456.00	467.40	479.09	491.06	503.34	515.92	528.82	542.04
Meter sizes - 50mm	712.50	730.31	748.57	767.28	786.47	806.13	826.28	846.94
Meter sizes - 80mm	1,824.00	1,869.60	1,916.34	1,964.25	2,013.35	2,063.69	2,115.28	2,168.16
Meter sizes - 100mm	2,850.00	2,921.25	2,994.28	3,069.14	3,145.87	3,224.51	3,305.13	3,387.7
Meter sizes - 150mm	6,412.50	6,572.81	6,737.13	6,905.56	7,078.20	7,255.16	7,436.53	7,622.45
Meter sizes - 300mm	25,650.00	26,291.25	26,948.53	27,622.24	28,312.80	29,020.62	29,746.14	30,489.79
Meter sizes - 400mm	45,600.00	46,740.00	47,908.50	49,106.21	50,333.87	51,592.21	52,882.02	54,204.07

Anr	nual	and cu	ımulati	/e inc	rease	es																							
Ann	ual in	creases	(nomina	l \$ per	year)				Annual	increases (%)					Cumulativ	ve increase	s (nominal	\$ per yea	r)			Cumulative	e increases	(%)				
Mini	mum	Rates -	with pro	posed	specia	al variatio	on		Minimu	n Rates - w	ith propos	sed specia	al variatio	n		Minimum	Rates - wit	h propose	d special v	variation			Minimum I	Rates - with	proposed	special	variation		
Ye	ar 1	Year 2	Year	3 Yea	ar 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
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Annual ir	ncreases (r	nominal \$	per year))			Annual in	ncreases (%	5)					Cumulative	e increases	s (nominal	\$ per year)		
Average	Rates - wit	h propos	od onooio	Jugricitio	-		Average	Rates - with		d anaaial	variation			Average R	atao with	nronood	onopial va	riation		
Average	Rales - wit	ii piopos	eu specia	ii variatioi		I	Average	Rates - with	i propose	u speciai	variation		I	Average R	ales - with	proposeu	special val	lauon		
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
77.51	19.09	19.59	20.10	20.62	21.15	21.70	11.80%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	77.51	96.60	116.18	136.28	156.89	178.05	199.75
77.51	19.09	19.59	20.10	20.62	21.15	21.70	11.80%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	77.51	96.60	116.18	136.28	156.89	178.05	199.75
93.49	36.31	37.26	38.23	39.22	40.24	41.29	7.17%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	93.49	129.80	167.06	205.29	244.51	284.75	326.04
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93.49	36.31	37.26	38.23	39.22	40.24	41.29	7.17%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	93.49	129.80	167.06	205.29	244.51	284.75	326.04
255.65	92.48	94.89	97.35	99.88	102.48	105.15	7.74%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	255.65	348.13	443.02	540.37	640.26	742.74	847.88
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255.65	92.48	94.89	97.35	99.88	102.48	105.15	7.74%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	255.65	348.13	443.02	540.37	640.26	742.74	847.88
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Annual	increas	ses (no	minal \$	oer year)				Annual in	creases (%)					Cumulative	increases	(nominal	\$ per year)				Cumulative	increases (%)				
A.v.oroo	. Botoc	with	ut prop		cial variat	tion		A.v.orogo	Rates - with	out propo	and ana	iol vorioti	ion		Average Ra	too with	ut propos		variation			Average Ra	too withou	t propos	od onooi	al variatio	~ n	
Averag	e Rales	s - withic	ut prop	useu spe	cial valla	lion	I	Average	Alles - will	iout propu	seu speu				Average Ra	ates - withit	ut propos	eu speciai	variation		I	Average Ra	tes - withou	it propos	eu speci	ai variatio		I !
Year '	Yea	ar2 Y	'ear 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
10.2	9 17	7.34	17.79	18.26	18.73	19.22	19.72	1.57%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	10.29	27.63	45.43	63.68	82.41	101.63	121.35	1.57%	4.21%	6.92%	9.70%	12.55%	15.48%	18.48%
10.2	9 17	7.34	17.79	18.26	18.73	19.22	19.72	1.57%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	10.29	27.63	45.43	63.68	82.41	101.63	121.35	1.57%	4.21%	6.92%	9.70%	12.55%	15.48%	18.48%
26.2	7 34	4.57	35.47	36.39	37.33	38.30	39.30	2.02%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	26.27	60.83	96.30	132.69	170.02	208.32	247.63	2.02%	4.67%	7.39%	10.18%	13.05%	15.99%	19.00%
26.2	7 34	4.57	35.47	36.39	37.33	38.30	39.30	2.02%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	26.27	60.83	96.30	132.69	170.02	208.32	247.63	2.02%	4.67%	7.39%	10.18%	13.05%	15.99%	19.00%
188.4	2 90	0.73	93.09	95.51	98.00	100.54	103.16	5.71%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	188.42	279.16	372.25	467.76	565.76	666.30	769.46	5.71%	8.46%	11.28%	14.17%	17.14%	20.18%	23.31%
188.4	2 90	0.73	93.09	95.51	98.00	100.54	103.16	5.71%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	188.42	279.16	372.25	467.76	565.76	666.30	769.46	5.71%	8.46%	11.28%	14.17%	17.14%	20.18%	23.31%
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Ι.	Annual in	creases (n	nominal \$	per year)				Annual ir	ncreases (%	5)					Cumulative	increases	(nominal \$	\$ per year)				Cumulative	increases	%)				
	Domestic	Waste Ma	inagemen	t Services	s - Annua	l Charge		Domestic	Waste Ma	nagement	Services	- Annual	Charge		Domestic V	Vaste Mana	agement Se	ervices - A	nnual Cha	rge		Domestic W	/aste Mana	gement S	ervices -	Annual C	harge	
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
	9.13	9.36	9.61	9.86	10.11	10.38	10.65	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	9.13	18.49	28.10	37.95	48.07	58.44	69.09	2.60%	5.27%	8.00%	10.81%	13.69%	16.65%	19.68%
	1.09	1.12	1.15	1.18	1.21	1.24	1.27	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1.09	2.21	3.36	4.54	5.75	6.99	8.27	2.60%	5.27%	8.00%	10.81%	13.69%	16.65%	19.68%
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Annual in	icreases (nominal \$	per year))			Annual in	ncreases (%	5)					Cumulative	e increases	s (nominal	\$ per year)
Vater Su	pply Servi	ices - Ann	ual Charg	je			Water Su	pply Servic	es - Annu	al Charge)			Water Sup	ply Service	es - Annua	l Charge	
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5
2.85	2.92	2.99	3.07	3.15	3.22	3.31	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.85	5.77	8.77	11.83	14.98
4.45	4.57	4.68	4.80	4.92	5.04	5.17	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	4.45	9.02	13.70	18.50	23.42
7.30	7.48	7.67	7.86	8.06	8.26	8.46	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	7.30	14.78	22.44	30.30	38.36
11.40	11.68	11.98	12.28	12.58	12.90	13.22	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	11.40	23.08	35.06	47.34	59.92
17.81	18.26	18.71	19.18	19.66	20.15	20.66	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	17.81	36.07	54.78	73.97	93.63
45.60	46.74	47.91	49.11	50.33	51.59	52.88	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	45.60	92.34	140.25	189.35	239.69
71.25	73.03	74.86	76.73	78.65	80.61	82.63	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	71.25	144.28	219.14	295.87	374.51
160.31	164.32	168.43	172.64	176.96	181.38	185.91	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	160.31	324.63	493.06	665.70	842.66
641.25	657.28	673.71	690.56	707.82	725.52	743.65	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	641.25	1,298.53	1,972.24	2,662.80	3,370.62
1,140.00	1,168.50	1,197.71	1,227.66	1,258.35	######	#######	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	1,140.00	2,308.50	3,506.21	4,733.87	5,992.2
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Cumu	lative	increases	(%

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Year 1	Year 2	rear 3	rear 4	rear 5	rear 6	Year 7
11.80%	14.71%	17.69%	20.75%	23.89%	27.11%	30.42%
11.80%	14.71%	17.69%	20.75%	23.89%	27.11%	30.42%
7.17%	9.96%	12.82%	15.75%	18.76%	21.85%	25.02%
7.17%	9.96%	12 82%	15.75%	18 76%	21 85%	25 02%
7.74%	10.55%	13.42%	16.37%	19.39%	22.50%	25.68%
7.74%	10.55%	13.42%	16.37%	19.39%	22.50%	25.68%
			-			

Cumulative increases (%)

			Water Supp	ly Services	- Annual	Charge			
5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
.98	18.21	21.51	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.42	28.46	33.62	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.36	46.61	55.08	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.92	72.82	86.04	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.63	113.78	134.44	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.69	291.28	344.16	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.51	455.13	537.75	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.66	1,024.03	1,209.95	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.62	4,096.14	4,839.79	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
.21	7,282.02	8,604.07	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%

Sewerage Services - Annual Charge		minal per year	f the employetion	、 、		Corowa		
(Enter the current annual charge and the propose	Current Average Charge	Annual Charge Year 1	Annual Charge Year 2	Annual Charge Year 3	Annual Charge Year 4	Annual Charge Year 5	Annual Charge Year 6	Annual Charge Year 7
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Residential sewerage access charge	725.00	743.13	761.70	780.75	800.26	820.27	840.78	861.8
Residential vacant land without water service	564.00	578.10	592.55	607.37	622.55	638.11	654.07	670.4
Non-Residential vacant land without water servic	580.00	594.50	609.36	624.60	640.21	656.22	672.62	689.4

Annual in	creases (I	nominal \$	per year)				Annual in	creases (%)					Cumulative	e increases	(nominal \$	s per year)				Cumulative	increases (%)				
Sewerage	Services	- Annual	Charge				Sewerage	e Services ·	- Annual C	harge				Sewerage	Services -	Annual Cha	arge				Sewerage S	ervices - A	nnual Ch	arge			
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
18.12	18.58	19.04	19.52	20.01	20.51	21.02	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	18.12	36.70	55.75	75.26	95.27	115.78	136.80	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
14.10	14.45	14.81	15.18	15.56	15.95	16.35	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	14.10	28.55	43.37	58.55	74.11	90.07	106.42	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
14.50	14.86	15.23	15.61	16.01	16.41	16.82	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	14.50	29.36	44.60	60.21	76.22	92.62	109.44	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%

Other Annual Charges \$ n	ominal per year					Corowa		
(Enter the current annual charge and the propos	ed annual charge	for each year of	f the application.	.)				
	Current	Annual	Annual	Annual	Annual	Annual	Annual	Annual
	Average	Charge	Charge	Charge	Charge	Charge	Charge	Charge
Description	Charge	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Business Kerbside Waste Service - 3 bin	386.00	396.04	406.33	416.90	427.74	438.86	450.27	461
Waste Facility Levy	55.00	56.43	57.90	59.40	60.95	62.53	64.16	65

Annual in	creases (r	nominal \$	per year)				Annual ir	ncreases (%)					Cumulative	increases	(nominal \$	per year)				Cumulative	increases (%)				
Other Anr	nual Charg	ges					Other An	nual Charg	es					Other Annu	al Charge	6					Other Annu	al Charges					
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
10.04	10.30	10.56	10.84	11.12	11.41	11.71	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	10.04	20.33	30.90	41.74	52.86	64.27	75.98	2.60%	5.27%	8.00%	10.81%	13.69%	16.65%	19.68%
1.43	1.47	1.51	1.54	1.58	1.63	1.67	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1.43	2.90	4.40	5.95	7.53	9.16	10.83	2.60%	5.27%	8.00%	10.81%	13.69%	16.65%	19.68%
·																											

Previous council area: Urana Federation Council

WORKSHEET 5a Urana

IMPACT ON MINIMUM RATES, AVERAGE RATES AND OTHER CHARGES

All dollars in nominal terms

The aim of this sheet is to show the minimum rate increase (if applicable), the average rate increase per sub-category (inclusive of all relevant rates) and the proposed annual charges in each year of the proposed special variation. It also aims to compare average rates with and without the proposed special variation.

All ordinary rates and special rates need to be included.

Note: rate estimates should reflect expected minimum or average rates, inclusive of any expiring variations.

Minimum Rates - with proposed special variation

If the council levies minimum rates for any category or sub-category, these rates should be detailed below. A separate minimum rates application is not necessary if the council is applying for a special variation that will have the effect of causing a minimum rate to exceed the statutory limit.

Minimum R	ates - with proposed spec	cial variation			\$ nominal per		Urana		
			Minimum	Minimum	Minimum	Minimum	Minimum	Minimum	Minimum
	Sub-category or Special Rate	Current	Rate	Rate	Rate	Rate	Rate	Rate	Rate
Category	name	Minimum Rate	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
		2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Residential									
Business									
Farmland									
Mining									

Average O	rdinary and Special Rates	 with proposition 	sed special v	ariation	\$ nominal per y	/ear	Urana		
	Sub antonen on Crossial Data	Current	Average	Average	Average	Average	Average Rate	Average	Average
Category	Sub-category or Special Rate name	Average Rate	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Year 5	Rate Year 6	Rate Year 7
		2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Residential		243.18	296.11	303.81	311.71	319.81	328.13	336.66	345.4
Special rate									
	TOTAL AVERAGE	243.18	296.11	303.81	311.71	319.81	328.13	336.66	345.41
Business		508.88	565.23	579.93	595.00	610.47	626.35	642.63	659.3
Special rate									
	TOTAL AVERAGE	508.88	565.23	579.93	595.00	610.47	626.35	642.63	659.34
Farmland		3,208.51	3,323.28	3,409.68	3,498.34	3,589.29	3,682.61	3,778.36	3,876.6
Special rate									
	TOTAL AVERAGE	3,208.51	3,323.28	3,409.68	3,498.34	3,589.29	3,682.61	3,778.36	3,876.60
Mining									
Special rate									
	TOTAL AVERAGE								

Average O	rdinary and Special Rates	 without pro 	posed speci	al variation (assumed rat	e peg only)	\$ nominal per	year	Urana
Category	Sub-category or Special Rate name	Current Average Rate	Average Rate Year 1	Average Rate Year 2	Average Rate Year 3	Average Rate Year 4	Average Rate Year 5	Average Rate Year 6	Average Rate Year 7
		2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Residential		243.18	246.61	253.02	259.60	266.35	273.28	280.38	287.6
Special rate									
	TOTAL AVERAGE	243.18	246.61	253.02	259.60	266.35	273.28	280.38	287.67
Business Special rate		508.88	518.29	531.77	545.59	559.78	574.33	589.26	604.58
	TOTAL AVERAGE	508.88	518.29	531.77	545.59	559.78	574.33	589.26	604.58
Farmland Special rate		3,208.51	3,310.03	3,396.09	3,484.39	3,574.98	3,667.93	3,763.30	3,861.14
	TOTAL AVERAGE	3,208.51	3,310.03	3,396.09	3,484.39	3,574.98	3,667.93	3,763.30	3,861.14
Mining Special rate									
	TOTAL AVERAGE								

Domestic Waste Management Service				\$ nominal per y	ear	Urana		
(Enter the current annual charge and the propose	ed annual charg	e for each year o	of the application	.)				
Description	Current Average Charge	Annual Charge Year 1	Annual Charge Year 2	Annual Charge Year 3	Annual Charge Year 4	Annual Charge Year 5	Annual Charge Year 6	Annual Charge Year 7
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
All serviced ratepayers - 1 bin service	309.00	317.03	325.28	333.73	342.41	351.31	360.45	369.82
Rural Waste Management Charge	42.00	43.09	44.21	45.36	46.54	47.75	48.99	50.27

Water Supply Services - Annual Charge

Water Supply Services - Annual Char	rge \$no	ominal per year				Urana					
(Enter the current annual charge and the proposed annual charge for each year of the application.)											
	Current	Annual	Annual	Annual	Annual	Annual	Annual	Annual			
	Average	Charge	Charge	Charge	Charge	Charge	Charge	Charge			
Description	Charge	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7			
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28			

Annual in	creases (nominal	\$ per year)			Annual in	creases (%	6)					Cumulativ	e increase	s (nominal	\$ per yea
Minimum	Rates - w	ith propo	osed spec	ial variati	on		Minimum	Rates - wi	th propos	ed specia	al variatio	n		Minimum	Rates - wit	h proposed	I special 1
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4
		-															
	-	-						-							-		

Annual and cumulative increases			
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year	7 Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7
			· · · · · ·
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Pates with proposed special variation	Average Rates - with proposed special variation	Average Pates, with proposed special variation	Average Pates, with proposed special variation
Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Yea	7 Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
52.93 7.70 7.90 8.10 8.32 8.53 8	75 21.77% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	52.93 60.63 68.53 76.63 84.95 93.48 102.23	21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04
52.93 7.70 7.90 8.10 8.32 8.53 8 56.35 14.70 15.08 15.47 15.87 16.29 16	21.77% 2.60% <t< td=""><td>52.93 60.63 68.53 76.63 84.95 93.48 102.23 56.35 71.05 86.12 101.59 117.47 133.75 150.46</td><td>21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04 11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57</td></t<>	52.93 60.63 68.53 76.63 84.95 93.48 102.23 56.35 71.05 86.12 101.59 117.47 133.75 150.46	21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04 11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57
56.35 14.70 15.08 15.47 15.87 16.29 16		56.35 71.05 86.12 101.59 117.47 133.75 150.46	11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57
114.77 86.41 88.65 90.96 93.32 95.75 96		114.77 201.17 289.82 380.78 474.10 569.85 668.09	3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82
114.77 86.41 88.65 90.96 93.32 95.75 98	3.58% 2.60% <th< td=""><td>114.77 201.17 289.82 380.78 474.10 569.85 668.09</td><td>3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82</td></th<>	114.77 201.17 289.82 380.78 474.10 569.85 668.09	3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Rates - without proposed special variation	Average Rates - without proposed special variation	Average Rates - without proposed special variation	Average Rates - without proposed special variation
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Yea	7 Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 3
	29 1.41% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	3.43 9.84 16.42 23.17 30.09 37.20 44.49	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29
3.43 6.41 6.58 6.75 6.93 7.11 7 9.41 13.48 13.83 14.19 14.55 14.93 15	1.41% 2.60% <th< th=""><th>3.43 9.84 16.42 23.17 30.09 37.20 44.49 9.41 22.88 36.71 50.90 65.45 80.38 95.70</th><th>1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29 1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.81</th></th<>	3.43 9.84 16.42 23.17 30.09 37.20 44.49 9.41 22.88 36.71 50.90 65.45 80.38 95.70	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29 1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.81
9.41 13.48 13.83 14.19 14.55 14.93 15	32 1.85% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	9.41 22.88 36.71 50.90 65.45 80.38 95.70	1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.81
101.52 86.06 88.30 90.59 92.95 95.37 97	85 3.16% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	101.52 187.58 275.88 366.47 459.42 554.79 652.63	3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34
101.52 86.06 88.30 90.59 92.95 95.37 97	85 3.16% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	101.52 187.58 275.88 366.47 459.42 554.79 652.63	3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34
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Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Yea	Domestic Waste Management Services - Annual Charge 7 Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
	37 2.60% 2.	8.03 16.28 24.73 33.41 42.31 51.45 60.82 1.09 2.21 3.36 4.54 5.75 6.99 8.27	2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68% 2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68%
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Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Water Supply Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Yea	Water Supply Services - Annual Charge 7 Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Water Supply Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Water Supply Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7
	<u> </u>	· · ·	<u> </u>

Annual and cumulative increases			
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Minimum Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Minimum Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Minimum Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Minimum Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Rates - with proposed special variation	Average Rates - with proposed special variation	Average Rates - with proposed special variation	Average Rates - with proposed special variation
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7 52.93 7.70 7.90 8.10 8.32 8.53 8.75	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7 21.77% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7 52.93 60.63 68.53 76.63 84.95 93.48 102.23	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 2 21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04
52.93 7.70 7.90 8.10 8.32 8.53 8.75 56.35 14.70 15.08 15.47 15.87 16.29 16.71	21.77% 2.60% <t< td=""><td>52.93 60.63 68.53 76.63 84.95 93.48 102.23 56.35 71.05 86.12 101.59 117.47 133.75 150.46</td><td>21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04 11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57</td></t<>	52.93 60.63 68.53 76.63 84.95 93.48 102.23 56.35 71.05 86.12 101.59 117.47 133.75 150.46	21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04 11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57
56.35 14.70 15.08 15.47 15.87 16.29 16.71	11.07% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	56.35 71.05 86.12 101.59 117.47 133.75 150.46	11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57
114.77 86.41 88.65 90.96 93.32 95.75 98.24	3.58% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	114.77 201.17 289.82 380.78 474.10 569.85 668.09	3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82
114.77 86.41 88.65 90.96 93.32 95.75 98.24	3.58% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	<u>114.77 201.17 289.82 380.78 474.10 569.85 668.09</u>	3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Rates - without proposed special variation	Average Rates - without proposed special variation	Average Rates - without proposed special variation	Average Rates - without proposed special variation
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
3.43 6.41 6.58 6.75 6.93 7.11 7.29	1.41% 2.60% 2.60% 2.60% 2.60% 2.60%	3.43 9.84 16.42 23.17 30.09 37.20 44.49	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29
3.43 6.41 6.58 6.75 6.93 7.11 7.29 9.41 13.48 13.83 14.19 14.55 14.93 15.32	1.41% 2.60% <th< td=""><td>3.43 9.84 16.42 23.17 30.09 37.20 44.49 9.41 22.88 36.71 50.90 65.45 80.38 95.70</td><td>1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29 1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.81</td></th<>	3.43 9.84 16.42 23.17 30.09 37.20 44.49 9.41 22.88 36.71 50.90 65.45 80.38 95.70	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29 1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.81
9.41 13.48 13.83 14.19 14.55 14.93 15.32 101.52 86.06 88.30 90.59 92.95 95.37 97.85	1.85% 2.60% <th< td=""><td>9.41 22.88 36.71 50.90 65.45 80.38 95.70 101.52 187.58 275.88 366.47 459.42 554.79 652.63</td><td>1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.8% 3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34</td></th<>	9.41 22.88 36.71 50.90 65.45 80.38 95.70 101.52 187.58 275.88 366.47 459.42 554.79 652.63	1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.8 % 3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34
101.52 86.06 88.30 90.59 92.95 95.37 97.85 101.52 86.06 88.30 90.59 92.95 95.37 97.85	3.16% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	101.52 187.58 275.88 366.47 459.42 554.79 652.63	3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34 3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34
	<u>.</u>	101.02 107.00 210.00 300.47 403.42 304.73 002.03	5.10% 5.05% 0.00% 11.42% 14.32% 17.25% 20.34
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Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
8.03 8.24 8.46 8.68 8.90 9.13 9.37 1.09 1.12 1.15 1.18 1.21 1.24 1.27	2.60% 2.60% <th< td=""><td>8.03 16.28 24.73 33.41 42.31 51.45 60.82 1.09 2.21 3.36 4.54 5.75 6.99 8.27</td><td>2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68 2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68</td></th<>	8.03 16.28 24.73 33.41 42.31 51.45 60.82 1.09 2.21 3.36 4.54 5.75 6.99 8.27	2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68 2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68
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	A		Quarter 1 (1/1)
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Water Supply Services - Annual Charge	Water Supply Services - Annual Charge	Water Supply Services - Annual Charge	Water Supply Services - Annual Charge
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 1
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Annual and cumulative increases			
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7		Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
52.93 7.70 7.90 8.10 8.32 8.53 8.75		52.93 60.63 68.53 76.63 84.95 93.48 102.23	21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04
52.93 7.70 7.90 8.10 8.32 8.53 8.75 56.35 14.70 15.08 15.47 15.87 16.29 16.71		52.93 60.63 68.53 76.63 84.95 93.48 102.23 56.35 71.05 86.12 101.59 117.47 133.75 150.46	21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04 11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57
56.35 14.70 15.08 15.47 15.87 16.29 16.71		56.35 71.05 86.12 101.59 117.47 133.75 150.46	11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.55
114.77 86.41 88.65 90.96 93.32 95.75 98.24		114.77 201.17 289.82 380.78 474.10 569.85 668.09	3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82
114.77 86.41 88.65 90.96 93.32 95.75 98.24	4 3.58% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	114.77 201.17 289.82 380.78 474.10 569.85 668.09	3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.8
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Rates - without proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7		Average Rates - without proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - without proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
3.43 6.41 6.58 6.75 6.93 7.11 7.29		3.43 9.84 16.42 23.17 30.09 37.20 44.49	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29
3.43 6.41 6.58 6.75 6.93 7.11 7.29 9.41 13.48 13.83 14.19 14.55 14.93 15.32		3.43 9.84 16.42 23.17 30.09 37.20 44.49 9.41 22.88 36.71 50.90 65.45 80.38 95.70	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.2 1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.8
9.41 13.48 13.83 14.19 14.55 14.93 15.32		9.41 22.88 36.71 50.90 65.45 80.38 95.70	1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.8
101.52 86.06 88.30 90.59 92.95 95.37 97.85		101.52 187.58 275.88 366.47 459.42 554.79 652.63	3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.3
101.52 86.06 88.30 90.59 92.95 95.37 97.85	5 3.16% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	101.52 187.58 275.88 366.47 459.42 554.79 652.63	3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.3
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Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7		Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
0.02 0.04 0.40 0.00 0.42 0.27			2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.6 2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.6
8.03 8.24 8.46 8.68 8.90 9.13 9.37 1.09 1.12 1.15 1.18 1.21 1.24 1.27	7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	1.09 2.21 3.36 4.54 5.75 6.99 8.27	
	7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%		
	Z.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	1.09 2.21 3.36 4.54 5.75 6.99 8.27	
1.09 1.12 1.15 1.18 1.21 1.24 1.27 			
1.09 1.12 1.15 1.18 1.21 1.24 1.27 	2.60% 2.60% <td< td=""><td>1.09 2.21 3.36 4.54 5.75 6.99 8.27 .</td><td>Cumulative increases (%)</td></td<>	1.09 2.21 3.36 4.54 5.75 6.99 8.27 .	Cumulative increases (%)
1.09 1.12 1.15 1.18 1.21 1.24 1.27 .	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
1.09 1.12 1.15 1.18 1.21 1.24 1.27	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)

Annual and cumulative increases			
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Aunuar mereases (noninar ș per year)	Aindai increases (70)	Cumulative increases (noniniar 3 per year)	
Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation	Minimum Rates - with proposed special variation
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year	Y Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Average Rates - with proposed special variation Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
52.93 7.70 7.90 8.10 8.32 8.53 8.7	5 21.77% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	52.93 60.63 68.53 76.63 84.95 93.48 102.23	21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04
52.93 7.70 7.90 8.10 8.32 8.53 8. 1 56.35 14.70 15.08 15.47 15.87 16.29 16.7		52.93 60.63 68.53 76.63 84.95 93.48 102.23 56.35 71.05 86.12 101.59 117.47 133.75 150.46	21.77% 24.93% 28.18% 31.51% 34.93% 38.44% 42.04 11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57
56.35 14.70 15.08 15.47 15.87 16.29 16.7 114.77 86.41 88.65 90.96 93.32 95.75 98.2		56.35 71.05 86.12 101.59 117.47 133.75 150.46 114.77 201.17 289.82 380.78 474.10 569.85 668.09	11.07% 13.96% 16.92% 19.96% 23.08% 26.28% 29.57 3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82
			3.58% 6.27% 9.03% 11.87% 14.78% 17.76% 20.82
			· · · · · · ·
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Average Rates - without proposed special variation	Average Rates - without proposed special variation	Average Rates - without proposed special variation	Average Rates - without proposed special variation
Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7
3.43 6.41 6.58 6.75 6.93 7.11 7.2	9 1.41% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	3.43 9.84 16.42 23.17 30.09 37.20 44.49	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29°
3.43 6.41 6.58 6.75 6.93 7.11 7.2 9.41 13.48 13.83 14.19 14.55 14.93 15.3		3.43 9.84 16.42 23.17 30.09 37.20 44.49 9.41 22.88 36.71 50.90 65.45 80.38 95.70	1.41% 4.05% 6.75% 9.53% 12.38% 15.30% 18.29 1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.81
9.41 13.48 13.83 14.19 14.55 14.93 15.3		9.41 22.88 36.71 50.90 65.45 80.38 95.70	1.85% 4.50% 7.21% 10.00% 12.86% 15.80% 18.81
101.52 86.06 88.30 90.59 92.95 95.37 97.8		101.52 187.58 275.88 366.47 459.42 554.79 652.63	3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34
101.52 86.06 88.30 90.59 92.95 95.37 97.8		101.52 187.58 275.88 366.47 459.42 554.79 652.63	3.16% 5.85% 8.60% 11.42% 14.32% 17.29% 20.34
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<u> </u>			
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Domestic Waste Management Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year
8.03 8.24 8.46 8.68 8.90 9.13 9.3	7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	8.03 16.28 24.73 33.41 42.31 51.45 60.82	2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68%
1.09 1.12 1.15 1.18 1.21 1.24 1.2	7	1.09 2.21 3.36 4.54 5.75 6.99 8.27	2.60% 5.27% 8.00% 10.81% 13.69% 16.65% 19.68°
Annual increases (nominal \$ per year)	Annual increases (%)	Cumulative increases (nominal \$ per year)	Cumulative increases (%)
Water Supply Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year	Water Supply Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Water Supply Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7	Water Supply Services - Annual Charge Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 3

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	Current	Annual	Annual	Annual	Annual	Annual	Annual	Annual
	Average	Charge	Charge	Charge	Charge	Charge	Charge	Charge
Description	Charge	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
Sewer Access Residential - Urana	647.00	663.18	679.75	696.75	714.17	732.02	750.32	769.0
Dther Annual Charges \$ n	ominal per year					Urana		
		e for each year c	of the application	.)		Urana		
		e for each year c Annual	of the application	.) Annual	Annual	Urana	Annual	Annual
Other Annual Charges \$ n Enter the current annual charge and the propo	sed annual charge			, 	Annual Charge		Annual Charge	Annual Charge
	sed annual charge Current	Annual	Annual	Annual		Annual		
Enter the current annual charge and the propo	Current Average	Annual Charge	Annual Charge	Annual Charge	Charge	Annual Charge	Charge	Charge
Enter the current annual charge and the propo	sed annual charge Current Average Charge	Annual Charge Year 1	Annual Charge Year 2	Annual Charge Year 3	Charge Year 4	Annual Charge Year 5	Charge Year 6	Charge Year 7

Annual inc	creases (r	nominal \$	per year))			Annual in	ual increases (%)							Cumulative increases (nominal \$ per year)						Cumulative increases (%)						
Sewerage	Services	s - Annual	Charge				Sewerage	ewerage Services - Annual Charge						Sewerage	Services -	Annual Ch	arge				Sewerage S	Services - A	nnual Ch	arge			
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7									Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7			
16.18	16.58	16.99	17.42	17.85	18.30	18.76	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	16.18	32.75	49.75	67.17	85.02	103.32	122.08	2.50%	5.06%	7.69%	10.38%	13.14%	15.97%	18.87%
Annual inc	creases (r	nominal \$	i per year))			Annual in	creases (%	5)					Cumulative	e increase	s (nominal	\$ per year	r)			Cumulative	increases	(%)				
Annual inc		ges						nual Charg	es					Cumulative Other Annu	ual Charge		\$ per year	n			Cumulative Other Annu		. ,				
Other Ann Year 1	nual Charg Year 2	ges Year 3	Year 4	Year 5			Other An Year 1	nual Charg Year 2	es Year 3					Other Annu Year 1	ual Charge Year 2	s Year 3	Year 4	Year 5	Year 6	Year 7	Other Annu Year 1	ial Charges Year 2	Year 3				
Other Ann Year 1 8.84	nual Charg Year 2 9.07	ges Year 3 9.31	Year 4 9.55	Year 5 9.80	10.05	10.31	Other An Year 1 2.60%	nual Charg Year 2 2.60%	es Year 3 2.60%	2.60%	2.60%	2.60%	2.60%	Other Annu Year 1 8.84	ual Charge Year 2 17.91	s Year 3 27.22	Year 4 36.76	Year 5 46.56	56.61	66.92	Other Annu Year 1 2.60%	ial Charges Year 2 5.27%	Year 3 8.00%	10.81%	13.69%	16.65%	19.68%
Other Ann Year 1	nual Charg Year 2	ges Year 3	Year 4	Year 5			Other An Year 1	nual Charg Year 2	es Year 3		2.60%		2.60%	Other Annu Year 1	ual Charge Year 2	s Year 3	Year 4	Year 5			Other Annu Year 1	ial Charges Year 2	Year 3 8.00%	10.81%	13.69%		19.68%

Annual inc	ual increases (nominal \$ per year)						Annual in	icreases (%	b)					Cumulativ	e increase	s (nominal	\$ per year
Other Ann Year 1	ual Char Year 2	ges Year 3	Year 4	Year 5	Year 6	Year 7	Other An Year 1	nual Charg Year 2	es Year 3	Year 4	Year 5	Year 6	Year 7	Other Ann Year 1	ual Charge Year 2	es Year 3	Year 4
8.84	9.07	9.31	9.55	9.80	10.05	10.31	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	8.84	17.91	27.22	36.76
	9.07	9.51		9.00												21.22	
1.43	1.47	1.51	1.54	1.58	1.63	1.67	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1.43	2.90	4.40	5.95
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Previous council area: Corowa

WORKSHEET 5b Corowa

IMPACT ON RATES BY LAND VALUE

All dollars in nominal terms

The aim of this sheet is to show the impact of the proposed special variation on Ordinary Rates by land value for the residential, business and farmland categories - as applicable.

1. Enter the number of property assessments within each of the specified land value ranges.

2. Include the estimated rate levels for the specified land values (eg \$50,000) over the period of the proposed special variation - both with and without the variation.

Rate estimates should reflect expected actual rates, inclusive of any expiring variations. Figures should not include special rates. _

Has the council had a general land revaluation in Year 0?	No	
Has the council had a general land revaluation in Year 0?	NO	

Ordinary Residential	Rates - with proposed	special variation		\$ nominal per	year	Corowa				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
		\$	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	3,796	\$50,000	1,104,317.76	1,359,484.23	1,394,830.82	1,431,096.42	1,468,304.93	1,506,480.85	1,545,649.36	1,585,836.24
\$100,000 to \$199,999	1,441	\$150,000	419,669.38	516,545.90	529,976.09	543,755.47	557,893.12	572,398.34	587,280.69	602,549.99
\$200,000 to \$299,999	219	\$250,000	64,576.72	79,321.90	81,384.27	83,500.26	85,671.27	87,898.72	90,184.09	92,528.87
\$300,000 to \$399,999	64	\$350,000	19,842.35	24,178.38	24,807.02	25,452.00	26,113.75	26,792.71	27,489.32	28,204.04
\$400,000 to \$499,999	10	\$450,000	4,485.84	5,201.80	5,337.05	5,475.81	5,618.18	5,764.25	5,914.12	6,067.89
\$500,000 to \$599,999	25	\$550,000	9,199.37	10,933.33	11,217.60	11,509.26	11,808.50	12,115.52	12,430.52	12,753.71
\$600,000 to \$699,999	9	\$650,000	4,895.92	5,564.12	5,708.78	5,857.21	6,009.50	6,165.75	6,326.06	6,490.53
\$700,000 to \$799,999	19	\$750,000	8,155.10	9,505.21	9,752.34	10,005.90	10,266.06	10,532.97	10,806.83	11,087.81
\$800,000 to \$899,999	28	\$850,000	11,123.41	13,088.21	13,428.50	13,777.64	14,135.86	14,503.39	14,880.48	15,267.37
\$900,000 to \$999,999	6	\$950,000	5,074.74	5,570.46	5,715.29	5,863.89	6,016.35	6,172.78	6,333.27	6,497.93
\$1,000,000 to \$1,499,999	5	\$1,250,000	5,835.30	6,292.98	6,456.60	6,624.47	6,796.71	6,973.42	7,154.73	7,340.75
\$1,500,000 to \$1,999,999	1	\$1,750,000	6,424.20	6,661.64	6,834.85	7,012.55	7,194.88	7,381.95	7,573.88	7,770.80
\$2,000,000 to \$2,999,999	1	\$2,500,000	9,052.77	9,363.17	9,606.61	9,856.38	10,112.65	10,375.58	10,645.34	10,922.12
\$3,000,000 and greater	2	\$3,000,000	11,096.02	11,522.27	11,821.85	12,129.22	12,444.58	12,768.14	13,100.11	13,440.71

Ordinary Residential	Rates - without propos	sed special variation	on	\$ nominal per	year	Corowa				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	3,796	\$50,000	1,104,317.76	1,104,322.62	1,133,035.01	1,162,493.92	1,192,718.76	1,223,729.45	1,255,546.42	1,288,190.62
\$100,000 to \$199,999	1,441	\$150,000	419,669.38	419,683.97	430,595.76	441,791.25	453,277.82	465,063.04	477,154.68	489,560.70
\$200,000 to \$299,999	219	\$250,000	64,576.72	64,601.04	66,280.66	68,003.96	69,772.07	71,586.14	73,447.38	75,357.01
\$300,000 to \$399,999	64	\$350,000	19,842.35	19,876.39	20,393.18	20,923.40	21,467.41	22,025.56	22,598.23	23,185.78
\$400,000 to \$499,999	10	\$450,000	4,485.84	4,529.61	4,647.38	4,768.22	4,892.19	5,019.39	5,149.89	5,283.79
\$500,000 to \$599,999	25	\$550,000	9,199.37	9,252.87	9,493.44	9,740.27	9,993.52	10,253.35	10,519.94	10,793.46
\$600,000 to \$699,999	9	\$650,000	4,895.92	4,959.15	5,088.09	5,220.38	5,356.11	5,495.37	5,638.25	5,784.84
\$700,000 to \$799,999	19	\$750,000	8,155.10	8,228.05	8,441.98	8,661.47	8,886.67	9,117.73	9,354.79	9,598.01
\$800,000 to \$899,999	28	\$850,000	11,123.41	11,206.09	11,497.45	11,796.38	12,103.08	12,417.76	12,740.63	13,071.88
\$900,000 to \$999,999	6	\$950,000	5,074.74	5,167.15	5,301.50	5,439.33	5,580.76	5,725.86	5,874.73	6,027.47
\$1,000,000 to \$1,499,999	5	\$1,250,000	5,835.30	5,956.89	6,111.77	6,270.67	6,433.71	6,600.99	6,772.61	6,948.70
\$1,500,000 to \$1,999,999	1	\$1,750,000	6,424.20	6,594.43	6,765.88	6,941.79	7,122.28	7,307.46	7,497.45	7,692.39
\$2,000,000 to \$2,999,999	1	\$2,500,000	9,052.77	9,295.95	9,537.64	9,785.62	10,040.05	10,301.09	10,568.92	10,843.71
\$3,000,000 and greater	2	\$3,000,000	11,096.02	11,387.84	11,683.92	11,987.70	12,299.38	12,619.16	12,947.26	13,283.89

Ordinary Business R	ates - with proposed s	pecial variation		\$ nominal per	year	Corowa				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	311	\$50,000	90,761.76	111,675.09	114,578.64	117,557.69	120,614.19	123,750.16	126,967.66	130,268.82
\$100,000 to \$199,999	161	\$150,000	47,733.65	58,580.92		61,666.73	63,270.06	64,915.08	66,602.87	68,334.55
\$200,000 to \$299,999	37	\$250,000	12,268.16	14,797.05		15,576.49	15,981.48	16,397.00	16,823.32	17,260.73
\$300,000 to \$399,999	23	\$350,000	8,798.37	10,402.91	10,673.39	10,950.90	11,235.62	11,527.75	11,827.47	12,134.98
\$400,000 to \$499,999	16	\$450,000	7,364.67	8,515.40	8,736.80	8,963.96	9,197.02	9,436.14	9,681.48	9,933.20
\$500,000 to \$599,999	5	\$550,000	4,767.49	5,195.54	5,330.62	5,469.22	5,611.42	5,757.31	5,907.00	6,060.58
\$600,000 to \$699,999	3	\$650,000	4,788.14	5,098.47	5,231.03	5,367.03	5,506.58	5,649.75	5,796.64	5,947.35
\$700,000 to \$799,999	0	\$750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$800,000 to \$899,999	2	\$850,000	5,702.05	5,978.59	6,134.04	6,293.52	6,457.15	6,625.04	6,797.29	6,974.02
\$900,000 to \$999,999	4	\$950,000	6,886.18	7,313.88	7,504.04	7,699.14	7,899.32	8,104.70	8,315.43	8,531.63
\$1,000,000 to \$1,499,999	2	\$1,250,000	8,111.60	8,455.02	8,674.86	8,900.40	9,131.81	9,369.24	9,612.84	9,862.77
\$1,500,000 to \$1,999,999	0	\$1,750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$2,000,000 to \$2,999,999	1	\$2,500,000	15,350.60	15,835.78	16,247.51	16,669.95	17,103.37	17,548.06	18,004.31	18,472.42
\$3,000,000 and greater	4	\$3,000,000	19,235.15	20.005.59	20.525.73	21,059.40	21,606.95	22,168,73	22.745.11	23,336.49

Ordinary Business R	ates - without propose	d special variation		\$ nominal per	year	Corowa				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	311	\$50,000	90,761.76	90,770.12	93,130.15		98,035.87	100,584.80	103,200.01	105,883.21
\$100,000 to \$199,999	161	\$150,000	47,733.65	47,758.73	49,000.46	50,274.47	51,581.61	52,922.73	54,298.72	
\$200,000 to \$299,999	37	\$250,000	12,268.16	12,309.96	12,630.02	12,958.40	13,295.32	13,641.00	13,995.66	14,359.55
\$300,000 to \$399,999	23	\$350,000	8,798.37	8,856.89	9,087.17	9,323.43	9,565.84	9,814.55	10,069.73	10,331.55
\$400,000 to \$499,999	16	\$450,000	7,364.67	7,439.91	7,633.34	7,831.81	8,035.44	8,244.36	8,458.71	8,678.64
\$500,000 to \$599,999	5	\$550,000	4,767.49	4,859.44	4,985.79	5,115.42	5,248.42	5,384.88	5,524.89	5,668.53
\$600,000 to \$699,999	3	\$650,000	4,788.14	4,896.81	5,024.13	5,154.76	5,288.78	5,426.29	5,567.37	5,712.12
\$700,000 to \$799,999	0	\$750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$800,000 to \$899,999	2	\$850,000	5,702.05	5,844.16	5,996.10	6,152.00	6,311.96	6,476.07	6,644.44	6,817.20
\$900,000 to \$999,999	4	\$950,000	6,886.18	7,045.00	7,228.17	7,416.11	7,608.93	7,806.76	8,009.73	8,217.99
\$1,000,000 to \$1,499,999	2	\$1,250,000	8,111.60	8,320.59	8,536.92	8,758.88	8,986.61	9,220.27	9,459.99	9,705.95
\$1,500,000 to \$1,999,999	0	\$1,750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$2,000,000 to \$2,999,999	1	\$2,500,000	15,350.60	15,768.57	16,178.55	16,599.19	17,030.77	17,473.57	17,927.88	18,394.01
\$3,000,000 and greater	4	\$3,000,000	19,235.15	19,736.71	20,249.87	20,776.37	21,316.55	21,870.78	22,439.42	23,022.85

Annual and	d cumulative	e increase	s																									
	Annual incre	ases (nomir	nal \$ per yea	ır)				Annual in	creases (%)					Cumulative i	increases (no	minal \$ per y	ear)				Cumulativ	e increase	s (%)				
Land Value	Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7							Ordinary Residential Rates - with proposed special variation						ation	Ordinary Re	sidential Rat	es - with prop	osed specia	l variation			Ordinary	Residentia	l Rates - w	ith propos	ed special	variation	
s	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
\$50,000	255,166.47	#######	#######	#######	#######	#######	#######	23.11%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	255,166.47	290,513.06	326,778.66	363,987.17	402,163.10	441,331.60	481,518.48	23.11%	26.31%	29.59%	32.96%	36.42%	39.96%	43.60%
\$150,000	96,876.52	******	*****	#######	******	*****	*****	23.08%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	96,876.52	110,306.71	124,086.09	138,223.73	152,728.95	167,611.31	182,880.61	23.08%	26.28%	29.57%	32.94%	36.39%	39.94%	43.58%
\$250,000	14,745.18	2,062.37	2,115.99	2,171.01	2,227.45	2,285.37	2,344.79	22.83%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	14,745.18	16,807.55	18,923.54	21,094.55	23,322.00	25,607.37	27,952.15	22.83%	26.03%	29.30%	32.67%	36.12%	39.65%	43.29%
\$350,000	4,336.03	628.64	644.98	661.75	678.96	696.61	714.72	21.85%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	4,336.03	4,964.67	5,609.65	6,271.40	6,950.36	7,646.97	8,361.69	21.85%	25.02%	28.27%	31.61%	35.03%	38.54%	42.14%
\$450,000	715.96	135.25	138.76	142.37	146.07	149.87	153.77	15.96%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	715.96	851.20	989.97	1,132.34	1,278.41	1,428.28	1,582.05	15.96%	18.98%	22.07%	25.24%	28.50%	31.84%	35.27%
\$550,000	1,733.96	284.27	291.66	299.24	307.02	315.00	323.19	18.85%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1,733.96	2,018.23	2,309.89	2,609.13	2,916.15	3,231.15	3,554.35	18.85%	21.94%	25.11%	28.36%	31.70%	35.12%	38.64%
\$650,000	668.19	144.67	148.43	152.29	156.25	160.31	164.48	13.65%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	668.19	812.86	961.29	1,113.58	1,269.82	1,430.13	1,594.61	13.65%	16.60%	19.63%	22.74%	25.94%	29.21%	32.57%
\$750,000	1,350.11	247.14	253.56	260.15	266.92	273.86	280.98	16.56%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1,350.11	1,597.24	1,850.80	2,110.96	2,377.87	2,651.73	2,932.71	16.56%	19.59%	22.70%	25.89%	29.16%	32.52%	35.96%
\$850,000	1,964.80	340.29	349.14	358.22	367.53	377.09	386.89	17.66%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1,964.80	2,305.09	2,654.23	3,012.45	3,379.99	3,757.07	4,143.97	17.66%	20.72%	23.86%	27.08%	30.39%	33.78%	37.25%
\$950,000	495.72	144.83	148.60	152.46	156.43	160.49	164.67	9.77%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	495.72	640.55	789.15	941.61	1,098.04	1,258.53	1,423.19	9.77%	12.62%	15.55%	18.55%	21.64%	24.80%	28.04%
\$1,250,000	457.68	163.62	167.87	172.24	176.71	181.31	186.02	7.84%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	457.68	621.30	789.17	961.41	1,138.12	1,319.43	1,505.45	7.84%	10.65%	13.52%	16.48%	19.50%	22.61%	25.80%
\$1,750,000	237.44	173.20	177.71	182.33	187.07	191.93	196.92	3.70%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	237.44	410.65	588.35	770.68	957.75	1,149.68	1,346.60	3.70%	6.39%	9.16%	12.00%	14.91%	17.90%	20.96%
\$2,500,000	310.40	243.44	249.77	256.27	262.93	269.76	276.78	3.43%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	310.40	553.84	803.61	1,059.88	1,322.81	1,592.57	1,869.35	3.43%	6.12%	8.88%	11.71%	14.61%	17.59%	20.65%
\$3,000,000	426.25	299.58	307.37	315.36	323.56	331.97	340.60	3.84%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	426.25	725.83	1,033.20	1,348.56	1,672.12	2,004.09	2,344.69	3.84%	6.54%	9.31%	12.15%	15.07%	18.06%	21.13%

	Annual increa	ases (nomir	nal \$ per yea	ır)				Annual ir	ncreases	(%)					Cumulative in	ncreases (no	minal \$ per y	ear)			
Land Value	Ordinary Res	sidential Ra	tes - withou	t proposed	special vari	ation		Ordinary	Resident	tial Rates	- without	proposed	l special v	variation	Ordinary Re	sidential Rate	es - without p	roposed spe	cial variation		
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
\$50,000	4.86	########	*****	*****	*****	*****	########	0.00%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	4.86	28,717.25	58,176.16	88,401.00	119,411.69	151,228.66	183,872.86
\$150,000	14.59	#######	########	########	########	#######	########	0.00%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	14.59	10,926.37	22,121.86	33,608.44	45,393.66	57,485.30	69,891.32
\$250,000	24.32	1,679.63	1,723.30	1,768.10	1,814.07	1,861.24	1,909.63	0.04%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	24.32	1,703.94	3,427.24	5,195.35	7,009.42	8,870.66	10,780.29
\$350,000	34.05	516.79	530.22	544.01	558.15	572.66	587.55	0.17%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	34.05	550.83	1,081.05	1,625.06	2,183.21	2,755.88	3,343.43
\$450,000	43.77	117.77	120.83	123.97	127.20	130.50	133.90	0.98%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	43.77	161.54	282.37	406.35	533.54	664.05	797.95
\$550,000	53.50	240.57	246.83	253.25	259.83	266.59	273.52	0.58%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	53.50	294.07	540.90	794.15	1,053.98	1,320.57	1,594.09
\$650,000	63.23	128.94	132.29	135.73	139.26	142.88	146.59	1.29%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	63.23	192.16	324.45	460.18	599.44	742.32	888.92
\$750,000	72.95	213.93	219.49	225.20	231.05	237.06	243.22	0.89%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	72.95	286.88	506.37	731.57	962.63	1,199.69	1,442.91
\$850,000	82.68	291.36	298.93	306.71	314.68	322.86	331.26	0.74%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	82.68	374.04	672.97	979.68	1,294.36	1,617.22	1,948.48
\$950,000	92.41	134.35	137.84	141.42	145.10	148.87	152.74	1.82%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	92.41	226.75	364.59	506.02	651.12	799.99	952.73
\$1,250,000	121.59	154.88	158.91	163.04	167.28	171.63	176.09	2.08%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	121.59	276.47	435.37	598.41	765.69	937.31	1.113.40
\$1,750,000	170.23	171.46	175.91	180.49	185.18	189.99	194.93	2.65%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	170.23	341.68	517.59	698.08	883.26	1.073.25	1,268,19
\$2,500,000	243.18	241.69	247.98	254.43	261.04	267.83	274.79	2.69%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	243.18	484.87	732.85	987.28	1.248.32	1.516.15	1,790,94
\$3,000,000	291.82	296.08	303.78	311.68	319.78	328.10	336.63	2.63%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	291.82	587.90	891.68	1.203.36	1.523.14	1.851.24	2,187.87

	Annual incre	ases (nomir	al \$ per yea	ar)				Annual in	creases	(%)					Cumulative i	ncreases (no	minal \$ per y	ear)				Cumulativ	e increase	s (%)				
Land Value	Ordinary Bu	siness Rate	s - with pro	posed spec	ial variation			Ordinary	Busines	s Rates -	with prop	osed spe	cial variat	ion	Ordinary Bu	siness Rates	- with propo	sed special v	ariation			Ordinary	Business	Rates - with	n propose	d special va	ariation	
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
\$50,000	20,913.33	2,903.55	2,979.04	3,056.50	3,135.97	3,217.50	3,301.16	23.04%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	20,913.33	23,816.88	26,795.92	29,852.42	32,988.39	36,205.90	39,507.06	23.04%	26.24%	29.52%	32.89%	36.35%	39.89%	43.53%
\$150,000	10,847.26	1,523.10	1,562.70	1,603.33	1,645.02	1,687.79	1,731.67	22.72%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	10,847.26	12,370.37	13,933.07	15,536.41	17,181.43	18,869.22	20,600.90	22.72%	25.92%	29.19%	32.55%	35.99%	39.53%	43.16%
\$250,000	2,528.88	384.72	394.73	404.99	415.52	426.32	437.41	20.61%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2,528.88	2,913.61	3,308.33	3,713.32	4,128.84	4,555.16	4,992.57	20.61%	23.75%	26.97%	30.27%	33.65%	37.13%	40.70%
\$350,000	1,604.54	270.48	277.51	284.72	292.13	299.72	307.51	18.24%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1,604.54	1,875.02	2,152.53	2,437.25	2,729.38	3,029.10	3,336.61	18.24%	21.31%	24.47%	27.70%	31.02%	34.43%	37.92%
\$450,000	1,150.73	221.40	227.16	233.06	239.12	245.34	251.72	15.63%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1,150.73	1,372.13	1,599.29	1,832.35	2,071.47	2,316.81	2,568.53	15.63%	18.63%	21.72%	24.88%	28.13%	31.46%	34.88%
\$550,000	428.05	135.08	138.60	142.20	145.90	149.69	153.58	8.98%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	428.05	563.13	701.73	843.93	989.82	1,139.51	1,293.09	8.98%	11.81%	14.72%	17.70%	20.76%	23.90%	27.12%
\$650,000	310.33	132.56	136.01	139.54	143.17	146.89	150.71	6.48%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	310.33	442.89	578.89	718.44	861.61	1,008.50	1,159.21	6.48%	9.25%	12.09%	15.00%	17.99%	21.06%	24.21%
\$750,000		-			-									.														
\$850,000	276.55	155.44	159.48	163.63	167.89	172.25	176.73	4.85%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	276.55	431.99	591.48	755.11	922.99	1,095.24	1,271.97	4.85%	7.58%	10.37%	13.24%	16.19%	19.21%	22.31%
\$950,000	427.70	190.16	195.11	200.18	205.38	210.72	216.20	6.21%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	427.70	617.86	812.97	1,013.15	1,218.53	1,429.25	1,645.45	6.21%	8.97%	11.81%	14.71%	17.70%	20.76%	23.90%
\$1,250,000	343.42	219.83	225.55	231.41	237.43	243.60	249.93	4.23%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	343.42	563.25	788.80	1,020.21	1,257.64	1,501.24	1,751.17	4.23%	6.94%	9.72%	12.58%	15.50%	18.51%	21.59%
\$1,750,000	1.			-		-								.														
\$2,500,000	485.19	411.73	422.44	433.42	444.69	456.25	468.11	3.16%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	485.19	896.92	1,319.35	1,752.77	2,197.46	2,653.71	3,121.82	3.16%	5.84%	8.59%	11.42%	14.32%	17.29%	20.34%
\$3,000,000	770.44	520.15	533.67	547.54	561.78	576.39	591.37	4.01%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	770.44	1,290.58	1.824.25	2.371.80	2,933,58	3,509.96	4,101.34	4.01%	6.71%	9.48%	12.33%	15.25%	18.25%	21.32%

	Annual incre	ases (nomir	nal \$ per ye	ar)				Annual in	creases (%)					Cumulative in	creases (nor	ninal \$ per ye	ar)				Cumulativ	e increase	s (%)				
Land Value	Ordinary Bu							Ordinary	Business						Ordinary Bus								Business F					
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5		Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7
\$50,000	8.36	2,360.02	2,421.38	2,484.34	2,548.93	2,615.20	2,683.20	0.01%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	8.36	2,368.38	4,789.77	7,274.11	9,823.04	12,438.24	15,121.44	0.01%	2.61%	5.28%	8.01%	10.82%	13.70%	16.66%
\$150,000	25.08	1,241.73	1,274.01	1,307.14	1,341.12	1,375.99	1,411.77	0.05%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	25.08	1,266.81	2,540.82	3,847.95	5,189.08	6,565.07	7,976.83	0.05%	2.65%	5.32%	8.06%	10.87%	13.75%	16.71%
\$250,000	41.80	320.06	328.38	336.92	345.68	354.67	363.89	0.34%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	41.80	361.86	690.24	1,027.15	1,372.83	1,727.50	2,091.39	0.34%	2.95%	5.63%	8.37%	11.19%	14.08%	17.05%
\$350,000	58.52	230.28	236.27	242.41	248.71	255.18	261.81	0.67%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	58.52	288.79	525.06	767.47	1,016.18	1,271.36	1,533.17	0.67%	3.28%	5.97%	8.72%	11.55%	14.45%	17.43%
\$450,000	75.23	193.44	198.47	203.63	208.92	214.35	219.93	1.02%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	75.23	268.67	467.14	670.77	879.69	1,094.04	1,313.97	1.02%	3.65%	6.34%	9.11%	11.94%	14.86%	17.84%
\$550,000	91.95	126.35	129.63	133.00	136.46	140.01	143.65	1.93%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	91.95	218.30	347.93	480.93	617.39	757.40	901.04	1.93%	4.58%	7.30%	10.09%	12.95%	15.89%	18.90%
\$650,000	108.67	127.32	130.63	134.02	137.51	141.08	144.75	2.27%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	108.67	235.99	366.62	500.64	638.15	779.23	923.98	2.27%	4.93%	7.66%	10.46%	13.33%	16.27%	19.30%
\$750,000	-	-	-	-	-	-	.							.		-	-				.		-		-			
\$850,000	142.11	151.95	155.90	159.95	164.11	168.38	172.76	2.49%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	142.11	294.06	449.96	609.91	774.02	942.40	1,115.15	2.49%	5.16%	7.89%	10.70%	13.57%	16.53%	19.56%
\$950,000	158.83	183.17	187.93	192.82	197.83	202.98	208.25	2.31%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	158.83	342.00	529.93	722.75	920.58	1,123.56	1,331.81	2.31%	4.97%	7.70%	10.50%	13.37%	16.32%	19.34%
\$1,250,000	208.99	216.34	221.96	227.73	233.65	239.73	245.96	2.58%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	208.99	425.32	647.28	875.01	1,108.66	1,348.39	1,594.35	2.58%	5.24%	7.98%	10.79%	13.67%	16.62%	19.66%
\$1,750,000			-	-	-		.							.							.		-					.
\$2,500,000	417.97	409.98	420.64	431.58	442.80	454.31	466.12	2.72%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	417.97	827.95	1,248.60	1,680.17	2,122.97	2,577.29	3,043.41	2.72%	5.39%	8.13%	10.95%	13.83%	16.79%	19.83%
\$3,000,000	501.56	513.15	526.50	540.19	554.23	568.64	583.42	2.61%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	501.56	1.014.72	1.541.22	2.081.40	2.635.63	3.204.27	3,787,70	2.61%	5.28%	8.01%	10.82%	13.70%	16.66%	19.69%

	Cumulative	increases	(%)	
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Cumulative increases (%)

Ordinary Residential Rates - without proposed special variation

506.02	651.12	799.99	952.73	
598.41	765.69	937.31	1,113.40	
698.08	883.26	1,073.25	1,268.19	
987.28	1,248.32	1,516.15	1,790.94	
1,203.36	1,523.14	1,851.24	2,187.87	
ır)				
d special v	ariation			
Year 4	Year 5	Year 6	Year 7	
29,852.42	32,988.39	36,205.90	39,507.06	
15 536 41	17 181 //3	18 860 22	20 600 00	

Year 1 Year 2 Year 3 Year 4 Year 5 Year 6 Year 7 0.00% 2.60% 5.27% 8.01% 10.81% 13.69% 16.65% 0.00% 2.60% 5.27% 8.01% 10.82% 13.70% 16.65% 0.04% 2.64% 5.31% 8.05% 10.82% 13.74% 16.65% 0.47% 2.64% 5.31% 8.05% 11.85% 13.74% 16.65% 0.95% 3.60% 6.23% 9.06% 11.89% 14.80% 17.73% 0.25% 3.20% 5.88% 8.03% 11.46% 14.45% 17.33% 0.29% 3.36% 6.05% 8.1% 11.80% 14.74% 17.69% 0.74% 3.36% 6.05% 8.1% 11.80% 14.74% 17.56% 0.74% 3.36% 6.05% 8.1% 12.83% 17.56% 18.77% 2.05% 5.32% 8.06% 10.27% 13.75% 16.07% 19.78% 2.65%</t

Ordinary Farmland R	ales - with proposed s	pecial variation		\$ nominal per	year	Corowa				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	27	\$50,000	7,956.39	9,774.14	10,028.27	10,289.00	10,556.52	10,830.99	11,112.59	11,401
\$100,000 to \$199,999	32		9,616.53	11,776.09	12,082.27	12,396.40	12,718.71	13,049.40	13,388.68	13,73
\$200,000 to \$299,999	39		11,858.41	14,494.21	14,871.06	15,257.71	15,654.41	16,061.42	16,479.02	16,90
\$300,000 to \$399,999	21	\$350,000	6,828.54	8,260.12	8,474.88	8,695.23	8,921.30	9,153.26	9,391.24	9,63
\$400,000 to \$499,999	18	\$450,000	6,161.72	7,397.36	7,589.69	7,787.02	7,989.48	8,197.21	8,410.33	8,62
\$500,000 to \$599,999	36	\$550,000	11,603.17	14,054.45	14,419.87	14,794.78	15,179.45	15,574.11	15,979.04	16,39
\$600,000 to \$699,999	25	\$650,000	8,609.39	10,326.98	10,595.48	10,870.96	11,153.61	11,443.60	11,741.14	12,04
700,000 to \$799,999	20	\$750.000	7.360.83	8,748.04	8.975.49	9,208,85	9.448.28	9.693.94	9,945,98	10.20
\$800.000 to \$899.999	31	\$850,000	10,766,19	12.898.52	13.233.88	13,577,96	13,930,99	14,293,19	14.664.81	15.04
900.000 to \$999.999	39		13.298.94	15,974.73	16.390.07	16.816.21	17,253.43	17,702.02	18,162,28	18,63
\$1.000.000 to \$1.499.999	104	\$1,250,000	32.822.87	39.884.99	40.922.00	41,985,97	43.077.61	44,197.63	45.346.76	46.52
1.500.000 to \$1.999.999	68	\$1,750,000	23.380.50	28.051.32	28,780.65	29.528.95	30.296.70	31.084.41	31,892.61	32.72
2,000,000 to \$2,999,999	60		22,596.98	26,772.88	27,468.97	28,183.16	28,915.93	29,667.74	30,439.10	31,23
\$3,000,000 and greater	70		26,534.63	31,411.28	32,227.97	33,065.90	33,925.61	34,807.67	35,712.67	36,64
3,000,000 and greater	70 Rates - without propose			31,411.28 \$ nominal per		33,065.90 Corowa	33,925.61	34,807.67	35,712.67	36,64
\$3,000,000 and greater							33,925.61 Rate Year 4	34,807.67	35,712.67 Rate Year 6	36,64 Rate Yea
33,000,000 and greater Ordinary Farmland R .and Value	tates - without propose Number of property assessments in this valuation range as per Worksheet 3	d special variation Land value (for calculation of rates)	Year 0 (Current Rate) 2020-21	\$ nominal per Rate Year 1 2021-22	year Rate Year 2 2022-23	Corowa Rate Year 3 2023-24	Rate Year 4 2024-25	Rate Year 5 2025-26	Rate Year 6 2026-27	Rate Yea
33,000,000 and greater Ordinary Farmland R .and Value 50 to \$99,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27	d special variation Land value (for calculation of rates) \$50,000	Year 0 (Current Rate) 2020-21 7,956.39	\$ nominal per Rate Year 1 2021-22 7,959.24	year Rate Year 2 2022-23 8,166.18	Corowa Rate Year 3 2023-24 8,378.50	Rate Year 4 2024-25 8,596.34	Rate Year 5 2025-26 8,819.85	Rate Year 6 2026-27 9,049.16	Rate Yea 2027-2 9,28
33,000,000 and greater Drdinary Farmland R and Value 50 to \$99,999 100,000 to \$199,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32	d special variation Land value (for calculation of rates) \$50,000 \$150,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53	\$ nominal per Rate Year 1 2021-22 7,959.24 9,625.09	vear Rate Year 2 2022-23 8,166.18 9,875.35	Corowa Rate Year 3 2023-24 8,378.50 10,132.11	Rate Year 4 2024-25 8,596.34 10,395.54	Rate Year 5 2025-26 8,819.85 10,665.82	Rate Year 6 2026-27 9,049.16 10,943.14	Rate Yea 2027-2 9,28 11,22
33,000,000 and greater Crdinary Farmland R and Value 50 to \$99,999 100,000 to \$199,999 200,000 to \$299,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$250,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41	\$ nominal per Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69	year Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04	Rate Year 5 2025-26 8,819.85 10,665.82 13,156.44	Rate Year 6 2026-27 9,049.16 10,943.14 13,498.51	Rate Yea 2027-2 9,28 11,22 13,84
\$3,000,000 and greater Ordinary Farmland R and Value \$0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$200,000 to \$299,999	Lates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$250,000 \$350,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54	\$ nominal per 1 Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69 6,848.53	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09 7,209.28	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72	Rate Year 5 2025-26 8,819.85 10,665.82 13,156.44 7,589.04	Rate Year 6 2026-27 9,049.16 10,943.14 13,498.51 7,786.35	Rate Yea 9,28 11,22 13,84 7,98
33,000,000 and greater Crdinary Farmland R and Value 10 to \$99,999 100,000 to \$199,999 300,000 to \$299,999 3300,000 to \$399,999 300,000 to \$399,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18	d special variation Land value (for calculation of rates) \$150,000 \$150,000 \$250,000 \$330,000 \$450,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72	\$ nominal per Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69 6,848.53 6,187.42	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 6,348.29	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09 7,209.28 6,513.35	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 6,682.70	Rate Year 5 8,819.85 10,665.82 13,156.44 7,589.04 6,856.45	Rate Year 6 2026-27 9,049.16 10,943.14 13,498.51 7,786.35 7,034.71	Rate Yea 9,28 11,22 13,84 7,98 7,21
33,000,000 and greater Drdinary Farmland R .and Value 50 to \$99,999 5100,000 to \$199,999 5300,000 to \$299,999 5300,000 to \$299,999 5400,000 to \$499,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18 36	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$250,000 \$350,000 \$450,000 \$550,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72 11,603.17	\$ nominal per y Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69 6,848.53 6,187.42 11,634.58	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 6,348.29 11,937.08	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09 7,209.28 6,513.35 12,247.45	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 6,682.70 12,565.88	Rate Year 5 2025-26 8,819.85 10,665.82 13,156.44 7,589.04 6,856.45 12,892.59	Rate Year 6 2026-27 9,049.16 10,943.14 13,498.51 7,786.35 7,034.71 13,227.80	Rate Yea 9,28 11,22 13,84 7,98 7,21 13,57
33,000,000 and greater Ordinary Farmland R .and Value 50 to \$59,999 100,000 to \$199,999 200,000 to \$199,999 200,000 to \$399,999 200,000 to \$599,999 200,000 to \$599,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18 36 25	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$350,000 \$450,000 \$550,000 \$650,000	Year 0 (Current Rate) 2020-21 7.956.39 9.616.53 11.858.41 6.828.54 6.161.72 11.603.17 8.609.39	\$ nominal per Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69 6,848.53 6,187.42 11,634.58 8,646.52	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 6,348.29 11,937.08 8,871.33	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09 7,209.28 6,513.35 12,247.45 9,101.98	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 6,682.70 12,565.88 9,338.63	Rate Year 5 2025-26 8.819.85 10,665.82 13,156.44 6.856.45 12,892.59 9,551.44	Rate Year 6 2026-27 9.049.16 10.943.14 13.498.51 7.708.35 7.034.71 13.227.80 9.830.55	Rate Yea 2027-2 9,28 11,22 13,84 7,98 7,21 13,57 10,08
33,000,000 and greater Ordinary Farmland R .and Value 50 to \$99,999 100,000 to \$199,999 200,000 to \$199,999 300,000 to \$399,999 500,000 to \$399,999 500,000 to \$599,999 500,000 to \$599,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18 36	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$330,000 \$450,000 \$450,000 \$550,000 \$550,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72 11,603.17 8,609.39 7,360.83	\$ nominal per y Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69 6,848.53 6,187.42 11,634.58	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 6,348.29 11,937.08	Corowa Rate Year 3 2023-24 8.378.50 10.132.11 12.488.09 7.209.28 6.513.35 12.247.45 9.101.98 7.793.66	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 6,682.70 12,565.88	Rate Year 5 2025-26 8,819.85 10,665.82 13,156.44 7,589.04 6,856.45 12,892.59	Rate Year 6 2026-27 9,049.16 10,943.14 13,498.51 7,786.35 7,034.71 13,227.80	Rate Yea 2027-2 9,28 11,22 13,84 7,98 7,21 13,57 10,08
33,000,000 and greater Ordinary Farmland R and Value 50 to 599,999 100,000 to \$199,999 500,000 to \$199,999 500,000 to \$299,999 500,000 to \$299,999 500,000 to \$299,999 500,000 to \$599,999 500,000 to \$599,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18 36 25 20 31	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$350,000 \$350,000 \$450,000 \$550,000 \$550,000 \$750,000 \$850,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72 11,603.7 11,603.99 7,360.83 10,766.19	\$ nominal per Rate Year 1 2021-22 7,959-24 9,625.09 11,872.69 6,848.53 6,187.42 11,634.58 8,8646.52 7,403.67 10,814.74	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 6,348.29 11,937.08 8,871.33	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09 7,209.28 6,513.35 12,247.45 9,101.98 7,793.66 11,384.42	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 6,682.70 12,565.88 9,338.63 7,996.30 11,680.41	Rate Year 5 2025-26 8,819.85 10,665.82 13,156.44 7,589.04 6,856.45 12,892.59 9,551.44 8,204.20 11,984.10	Rate Year 6 2026-27 9.049.16 10.943.14 13.498.51 7.708.35 7.034.71 13.227.80 9.830.55	Rate Yea 9,28 11,22 13,84 7,98 7,21 13,57 10,08 8,63 12,61
33,000,000 and greater Ordinary Farmland R and Value 50 to 599,999 100,000 to \$199,999 500,000 to \$199,999 500,000 to \$299,999 500,000 to \$299,999 500,000 to \$299,999 500,000 to \$599,999 500,000 to \$599,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18 36 25 20	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$330,000 \$450,000 \$450,000 \$550,000 \$550,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72 11,603.17 8,609.39 7,360.83	\$ nominal per Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69 6,848.53 6,187.42 11,634.58 8,646.52 7,403.67	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 11,937.08 8,871.33 7,596.16	Corowa Rate Year 3 2023-24 8.378.50 10.132.11 12.488.09 7.209.28 6.513.35 12.247.45 9.101.98 7.793.66	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 12,565.88 9,338.63 7,996.30	Rate Year 5 2025-26 8,819.85 10,665.82 13,156.44 7,589.04 (8,856.45 12,892.59 9,581.44 8,204.20	Rate Year 6 2026-27 9,049.16 10,943.14 13,498.51 7,708.35 7,034.71 13,227.80 9,830.55 8,417.51	Rate Yea 9,22 11,22 13,84 7,96 7,21 13,57 10,08 8,63 12,61
33,000,000 and greater Ordinary Farmland R .and Value 50 to \$99,999 100,000 to \$199,999 200,000 to \$199,999 300,000 to \$399,999 500,000 to \$399,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18 36 25 20 31	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$350,000 \$350,000 \$450,000 \$550,000 \$550,000 \$750,000 \$850,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72 11,603.7 11,603.99 7,360.83 10,766.19	\$ nominal per Rate Year 1 2021-22 7,959-24 9,625.09 11,872.69 6,848.53 6,187.42 11,634.58 8,8646.52 7,403.67 10,814.74	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 6,348.29 11,937.08 8,871.33 7,596.16 11,095.93	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09 7,209.28 6,513.35 12,247.45 9,101.98 7,793.66 11,384.42	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 6,682.70 12,565.88 9,338.63 7,996.30 11,680.41	Rate Year 5 2025-26 8,819.85 10,665.82 13,156.44 7,589.04 6,856.45 12,892.59 9,551.44 8,204.20 11,984.10	Rate Year 6 2026-27 9,049.16 10,943.14 13,498.51 7,786.35 7,034.71 13,227.80 9,830.55 8,417.51 12,295.69	Rate Yea 9,28 11,22 13,84 7,98 7,21 13,57 10,08 8,63 12,61 15,57
\$3,000,000 and greater Ordinary Farmland R Land Value \$0 to \$99,999 \$0,000 to \$199,999 \$0,000 to \$299,999 \$000,000 to \$299,999 \$000,000 to \$599,999 \$100,000 to \$599,999 \$100,000 to \$14,99,999 \$100,000 to \$14,99,999	tates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 18 36 25 20 31 39	d special variation Land value (for calculation of rates) \$50,000 \$250,000 \$450,000 \$450,000 \$550,000 \$650,000 \$730,000 \$850,000 \$850,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72 11,603.17 8,609.39 7,360.83 10,766.19 13,298.94	\$ nominal per Rate Year 1 2021-22 7.959.24 9.625.09 11.872.69 6.848.53 6.187.42 11.634.58 8.646.52 7.403.67 10.814.74 13.353.20	year Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.59 6,348.29 11,937.08 8,871.33 7,596.16 11,095.93 13,700.39	Corowa Rate Year 3 2023-24 8.378.50 10,132.11 12,498.09 7.209.28 6.513.35 12,247.45 9.101.98 7.793.66 11,384.42 14,056.60	Rate Year 4 2024-25 8.596.34 10,395.54 12,823.04 7,396.72 6.682.70 12,565.88 9.338.63 7,996.30 11,680.41 14,422.07	Rate Year 5 2025-26 8.819.85 10,665.82 13,156.44 7,589.04 6,856.45 12,892.59 9,581.44 8,204.20 11,394.10 14,797.04	Rate Year 6 9.049.16 10.943.14 13.498.51 7.706.35 7.034.71 13.227.80 9.830.55 8.417.51 12.295.69 15.181.77	Rate Yea 9,28 11,22 13,84 7,98 7,21 13,57 10,08 8,655 12,61 15,57 38,37
\$3,000,000 and greater	Lates - without propose Number of property assessments in this valuation range as per Worksheet 3 27 32 39 21 1 18 36 25 20 31 39 104	d special variation Land value (for calculation of rates) \$50,000 \$150,000 \$350,000 \$450,000 \$550,000 \$750,000 \$750,000 \$850,000 \$12,000	Year 0 (Current Rate) 2020-21 7,956.39 9,616.53 11,858.41 6,828.54 6,161.72 11,603.17 8,609.39 7,360.83 10,766.19 13,298.94 32,822.87	\$ nominal per Rate Year 1 2021-22 7,959.24 9,625.09 11,872.69 6,848.53 6,187.42 11,634.58 8,646.52 7,403.67 10,814.74 13,353.20 32,894.26	Rate Year 2 2022-23 8,166.18 9,875.35 12,181.38 7,026.39 11,937.08 8,871.33 7,596.16 11,095.93 13,700.39 33,749.51	Corowa Rate Year 3 2023-24 8,378.50 10,132.11 12,498.09 7,209.28 6,513.35 12,247.45 9,101.98 7,793.66 11,384.42 14,056.60 34,627.00	Rate Year 4 2024-25 8,596.34 10,395.54 12,823.04 7,396.72 6,682.70 12,565.88 9,338.63 7,996.30 11,680.41 14,422.07 35,527.30	Rate Year 5 8,819.85 10,665.82 13,156.44 6,856.45 12,892.59 9,581.44 8,204.20 11,984.10 14,797.04 36,451.01	Rate Year 6 9,049.16 10,943.14 13,498.51 7,786.35 7,034.71 13,227.80 9,830.55 8,417.51 12,295.69 15,181.77 37,398.74	

	Annual increa	ases (nomin	nal \$ per yea	ır)				Annual in	creases	%)					Cumulative in	creases (nor	ninal \$ per ye	ear)				Cumulativ	e increase	s (%)				
and Value	Ordinary Far	mland Rate	s - with prop	cosed spec	ial variation			Ordinary	Farmland	d Rates -	with prop	osed spe	cial variatio	on	Ordinary Far	mland Rates	- with propos	sed special va	riation			Ordinary	Farmland F	Rates - wit	h proposed	d special v	ariation	
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year
50,000	1,817.76	254.13	260.74	267.51	274.47	281.61	288.93	22.85%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1,817.76	2,071.88	2,332.62	2,600.13	2,874.60	3,156.21	3,445.14	22.85%	26.04%	29.32%	32.68%	36.13%	39.67%	43.3
150,000	2,159.56	306.18	314.14	322.31	330.69	339.28	348.11	22.46%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2,159.56	2,465.74	2,779.88	3,102.18	3,432.87	3,772.16	4,120.26	22.46%	25.64%	28.91%	32.26%	35.70%	39.23%	42
250,000	2,635.80	376.85	386.65	396.70	407.01	417.60	428.45	22.23%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2,635.80	3,012.65	3,399.30	3,796.00	4,203.01	4,620.61	5,049.07	22.23%	25.41%	28.67%	32.01%	35.44%	38.96%	42
50.000	1.431.58	214.76	220.35	226.08	231.95	237.98	244.17	20.96%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1.431.58	1.646.34	1.866.69	2.092.77	2.324.72	2.562.70	2.806.88	20.96%	24.11%	27.34%	30.65%	34.04%	37.53%	41
50.000	1.235.64	192.33	197.33	202.46	207.73	213.13	218.67	20.05%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1.235.64	1,427,97	1.625.30	1.827.76	2.035.49	2.248.62	2.467.28	20.05%	23.17%	26.38%	29.66%	33.03%	36.49%	40
50.000	2,451,28	365.42	374.92	384.66	394.67	404.93	415.46	21.13%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	2.451.28	2.816.70	3,191.61	3.576.28	3,970,94	4.375.87	4,791,33	21.13%	24.28%	27.51%	30.82%	34.22%	37.71%	
50.000	1.717.59	268.50	275.48	282.65	289.99	297.53	305.27	19.95%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1.717.59	1,986.09	2.261.57	2.544.22	2.834.21	3.131.75	3.437.01	19.95%	23.07%	26.27%	29.55%	32.92%	36.38%	
50.000	1,387.21	227.45	233.36	239.43	245.66	252.04	258.60	18.85%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	1.387.21	1.614.66	1.848.02	2.087.45	2,333.10	2,585,15	2.843.74	18.85%	21.94%	25.11%	28.36%	31 70%	35.12%	
50.000	2,132.32	335.36	344.08	353.03	362.21	371.62	381.29	19.81%	2.60%	2.60%	2.60%	2.00%	2.60%	2.60%	2.132.32	2.467.68	2.811.77	3.164.79	3.527.00	3.898.62	4.279.91	19.81%	22.92%	26.12%	29.40%	32.76%	36.21%	
50.000	2,675.78	415.34	426.14	437.22	448.59	460.25	472.22	20.12%	2.60%	2.60%	2.60%	2.00%	2.00%	2.60%	2,675.78	3.091.13	3.517.27	3,954,49	4.403.08	4.863.33	5,335.55	20.12%	23.24%	26.45%	29.74%	33.11%	36.57%	4(
250.000	7.062.12	1.037.01	1.063.97	1.091.64	1.120.02	1.149.14	1.179.02	21.52%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	7.062.12	8.099.13	9.163.11	10.254.74	11.374.76	12.523.90	13.702.91	21.52%	24.68%	27.92%		34.65%	38.16%	
			748.30		787.71	808.19	829.21		2.60%										7.703.91	8.512.11	9.341.31	19.98%		26.30%		32.95%		
750,000	4,670.81	729.33 696.09	748.30	767.75 732.76	751.81	771.36	791.42	19.98%		2.60%	2.60%	2.60%	2.60%	2.60%	4,670.81	5,400.15 4.872.00	6,148.44 5.586.19	6,916.20 6.318.95	7,703.91	8,512.11 7.842.13	9,341.31 8.633.54		23.10% 21.56%		29.58%		36.41%	
500,000	4,175.90 4.876.65							18.48%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	4,175.90							18.48%		24.72%	27.96%	31.29%	34.70%	
		816.69	837.93	859.71	882.07	905.00	928.53	18.38%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	4,876.65	5,693.34	6,531.27	7,390.98	8,273.04	9,178.04	10,106.57	18.38%	21.46%	24.61%	27.85%	31.18%	34.59%	- 38
3,000,000	4,670.05	010.00																										
8,000,000	Annual increa		nal \$ per yea					Annual in	creases (%)					Cumulative ir	creases (nor	ninal \$ per ye	ear)				Cumulativ	e increase	s (%)				
3,000,000 and Value		ases (nomir		ir)				Annual in			without pr	oposed s	special vari	iation				ear) posed specia	I variation						hout propo	osed specia	al variatio	n
· ·	Annual increa	ases (nomir		ir)			Year 7	Annual in			without pr Year 4	roposed s Year 5		iation Year 7					l variation Year 5	Year 6	Year 7				hout propo Year 4	esed specia Year 5	al variation Year 6	n Ye
nd Value	Annual increa	ases (nomir mland Rate	s - without p	r) proposed sp	pecial variat	ion		Annual in Ordinary	Farmland	d Rates -		roposed s Year 5 2.60%			Ordinary Far	mland Rates	- without pro	posed specia		Year 6 1,092.78	Year 7 1,328.06	Ordinary	Farmland I	Rates - wit				Y
d Value	Annual increa Ordinary Fan Year 1	ases (nomir mland Rate Year 2	es - without p Year 3	r) proposed si Year 4	pecial variat Year 5	ion Year 6	Year 7	Annual in Ordinary Year 1	Farmland Year 2	d Rates - 1 Year 3	Year 4	Year 5	Year 6	Year 7	Ordinary Far Year 1	mland Rates Year 2	- without pro Year 3	posed specia Year 4	Year 5			Ordinary Year 1	Farmland I Year 2	Rates - wit Year 3		Year 5	Year 6	Y
nd Value	Annual increa Ordinary Fan Year 1 2.86 8.57	ases (nomir mland Rate Year 2 206.94	Year 3 212.32	r) proposed sy <u>Year 4</u> 217.84	Year 5 223.50	ion Year 6 229.32 277.31	Year 7 235.28	Annual in Ordinary Year 1 0.04%	Farmland Year 2 2.60%	d Rates - 1 Year 3 2.60%	Year 4	Year 5	Year 6	Year 7 2.60%	Ordinary Far Year 1 2.86 8.57	mland Rates Year 2 209.80	- without pro Year 3 422.12	posed specia Year 4 639.96	Year 5 863.46	1,092.78	1,328.06	Ordinary Year 1 0.04%	Farmland F Year 2 2.64%	Rates - wit Year 3 5.31%	Year 4 8.04%	Year 5 10.85%	Year 6	Y 1
nd Value	Annual increa Ordinary Fan Year 1 2.86	ases (nomin mland Rate Year 2 206.94 250.25	Year 3 212.32 256.76	r) proposed sp <u>Year 4</u> 217.84 263.43	Year 5 223.50 270.28	ion Year 6 229.32	Year 7 235.28 284.52 350.96	Annual in Ordinary Year 1 0.04% 0.09%	Farmland Year 2 2.60% 2.60%	d Rates - 1 Year 3 2.60% 2.60%	Year 4 2.60% 2.60%	Year 5 2.60% 2.60%	Year 6	Year 7 2.60% 2.60%	Ordinary Far Year 1 2.86	mland Rates Year 2 209.80 258.82	- without pro Year 3 422.12 515.58	posed specia Year 4 639.96 779.01	Year 5 863.46 1,049.30	1,092.78 1,326.61	1,328.06 1,611.13	Ordinary Year 1 0.04% 0.09%	Farmland I Year 2 2.64% 2.69%	Rates - wit Year 3 5.31% 5.36%	Year 4 8.04% 8.10%	Year 5 10.85% 10.91%	Year 6 13.73% 13.80%	Y 1 1 1
d Value	Annual increa Ordinary Farr Year 1 2.86 8.57 14.28 19.99	Ases (nomin mland Rate 206.94 250.25 308.69 178.06	Year 3 212.32 256.76 316.72 182.69	r) Year 4 217.84 263.43 324.95 187.44	Year 5 223.50 270.28 333.40 192.31	ion <u>Year 6</u> 229.32 277.31 342.07 197.31	Year 7 235.28 284.52 350.96 202.45	Annual in Ordinary Year 1 0.04% 0.09% 0.12% 0.29%	Year 2 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60%	Year 6	Year 7 2.60% 2.60% 2.60% 2.60%	Ordinary Far Year 1 2.86 8.57 14.28 19.99	mland Rates Year 2 209.80 258.82 322.97 198.05	- without pro Year 3 422.12 515.58 639.68 380.74	Year 4 639.96 779.01 964.63 568.18	Year 5 863.46 1,049.30 1,298.03 760.50	1,092.78 1,326.61 1,640.10 957.81	1,328.06 1,611.13 1,991.06 1,160.26	Ordinary Year 1 0.04% 0.09% 0.12% 0.29%	Farmland F Year 2 2.64% 2.69% 2.72% 2.90%	Year 3 5.31% 5.36% 5.39%	Year 4 8.04% 8.10%	Year 5 10.85% 10.91% 10.95%	Year 6 13.73% 13.80% 13.83% 14.03%	Y 1 1 1 1
d Value	Annual increa Ordinary Fan <u>Year 1</u> 2.86 8.57 14.28 19.99 25.70	mland Rate Year 2 206.94 250.25 308.69 178.06 160.87	Year 3 212.32 256.76 316.72 182.69 165.06	r) proposed sp <u>Year 4</u> 217.84 263.43 324.95	Year 5 223.50 270.28 333.40 192.31 173.75	ion <u>Year 6</u> 229.32 277.31 342.07 197.31 178.27	Year 7 235.28 284.52 350.96 202.45 182.90	Annual in Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.42%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60%	Year 5 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far Year 1 2.86 8.57 14.28	mland Rates Year 2 209.80 258.82 322.97 198.05 186.57	- without pro Year 3 422.12 515.58 639.68 380.74 351.63	Year 4 639.96 779.01 964.63 568.18 520.98	Year 5 863.46 1,049.30 1,298.03 760.50 694.73	1,092.78 1,326.61 1,640.10 957.81 873.00	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90	Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.42%	Farmland I Year 2 2.64% 2.69% 2.72% 2.90% 3.03%	Year 3 5.31% 5.36% 5.39% 5.58% 5.71%	Year 4 8.04% 8.10% 8.13% 8.32%	Year 5 10.85% 10.91% 10.95% 11.14%	Year 6 13.73% 13.80% 13.83%	Y 1 1 1 1
d Value	Annual increa Ordinary Fan 2.86 8.57 14.28 19.99 25.70 31.41	Year 2 206.94 250.25 308.69 178.06 160.87 302.50	Year 3 212.32 256.76 316.72 182.69 165.06 310.36	r) Year 4 217.84 263.43 324.95 187.44 169.35 318.43	Year 5 223.50 270.28 333.40 192.31 173.75 326.71	ion 229.32 277.31 342.07 197.31 178.27 335.21	Year 7 235.28 284.52 350.96 202.45 182.90 343.92	Annual in Ordinary Year 1 0.04% 0.09% 0.12% 0.42% 0.42% 0.27%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41	Year 2 209.80 258.82 322.97 198.05 186.57 333.91	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28	Year 4 639.96 779.01 964.63 568.18 520.98 962.71	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90 1,968.55	Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.42% 0.27%	Farmland I 2.64% 2.69% 2.90% 3.03% 2.88%	Year 3 5.31% 5.36% 5.38% 5.58% 5.71% 5.55%	Year 4 8.04% 8.10% 8.13% 8.32% 8.46%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11%	Year 6 13.73% 13.80% 13.83% 14.03% 14.17% 14.00%	Y 1 1 1 1 1
0000 0,000 0,000 0,000 0,000 0,000 0,000 0,000	Annual increa Ordinary Fan 2.86 8.57 14.28 19.99 25.70 31.41 37.13	ases (nomin mland Rate 206.94 250.25 308.69 178.06 160.87 302.50 224.81	Year 3 212.32 256.76 316.72 182.69 165.06 310.36 230.65	r) Proposed sy 217.84 263.43 324.95 187.44 169.35 318.43 236.65	Year 5 223.50 270.28 333.40 192.31 173.75 326.71 242.80	ion 229.32 277.31 342.07 197.31 178.27 335.21 249.12	Year 7 235.28 284.52 350.96 202.45 182.90 343.92 255.59	Annual in Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.22% 0.42% 0.43%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13	Mand Rates Year 2 209.80 258.82 322.97 198.05 186.57 333.91 261.93	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28 492.59	Year 4 639.96 779.01 964.63 568.18 520.98 962.71 729.24	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42 972.04	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63 1,221.16	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90 1,968.55 1,476.76	Ordinary Year 1 0.04% 0.09% 0.29% 0.29% 0.22% 0.42% 0.42%	Farmland F 2.64% 2.69% 2.72% 2.90% 3.03% 2.88% 3.04%	Year 3 5.31% 5.36% 5.39% 5.58% 5.71% 5.55% 5.72%	Year 4 8.04% 8.10% 8.13% 8.32% 8.46% 8.30% 8.46% 8.30%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11% 11.29%	Year 6 13.73% 13.80% 13.83% 14.03% 14.17% 14.00% 14.18%	Y 1 1 1 1 1 1
0000 0,000 0,000 0,000 0,000 0,000 0,000 0,000 0,000	Annual increa Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84	ases (nomir mland Rate 206.94 250.25 308.69 178.06 160.87 302.50 224.81 192.50	Year 3 212.32 256.76 316.72 182.69 165.06 310.36 230.65 197.50	r) proposed sy 217.84 263.43 324.95 187.44 169.35 318.43 236.65 202.64	Year 5 223.50 270.28 333.40 192.31 173.75 326.71 242.80 207.90	ion 229.32 277.31 342.07 197.31 178.27 335.21 249.12 213.31	Year 7 235.28 284.52 350.96 202.45 182.90 343.92 255.59 218.86	Annual in Ordinary Year 1 0.04% 0.09% 0.29% 0.42% 0.42% 0.42% 0.42% 0.42% 0.42% 0.42% 0.42% 0.42% 0.42% 0.42%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84	Mand Rates Year 2 209.80 258.82 322.97 198.05 186.57 333.91 261.93 235.33	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28 492.59 432.83	Year 4 639.96 779.01 964.63 568.18 520.98 962.71 729.24 635.47	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42 972.04 843.37	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63 1,221.16 1,056.68	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90 1,968.55 1,476.76 1,275.54	Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.42% 0.42% 0.43% 0.58%	Farmland I <u>Year 2</u> 2.64% 2.69% 2.72% 2.90% 3.03% 2.88% 3.04% 3.20%	Year 3 5.31% 5.36% 5.39% 5.58% 5.71% 5.55% 5.72% 5.88%	Year 4 8.04% 8.10% 8.13% 8.32% 8.46%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11% 11.29% 11.46%	Year 6 13.73% 13.80% 13.83% 14.03% 14.17% 14.00% 14.18% 14.36%	Y 1 1 1 1 1 1 1
1,000 10,000 10,000 10,000 10,000 10,000 10,000 10,000 10,000 10,000 10,000	Annual increa Ordinary Fan 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55	ases (nomir mland Rate 206.94 250.25 308.69 178.06 160.87 302.50 224.81 192.50 281.18	Year 3 212.32 256.76 316.72 182.69 165.06 310.36 230.65 197.50 288.49	r) Proposed sy 217.84 263.43 324.95 187.44 169.35 318.43 236.65 202.64 295.99	Year 5 223.50 270.28 333.40 192.31 173.75 326.71 242.80 20.790 303.69	ion 229.32 277.31 342.07 197.31 178.27 335.21 249.12 213.31 311.59	Year 7 235.28 284.52 350.96 202.45 182.90 243.92 255.59 218.86 319.69	Annual in Ordinary Year 1 0.04% 0.29% 0.42% 0.42% 0.42% 0.43% 0.43%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55	Mand Rates Year 2 209.80 258.82 322.97 198.05 186.57 333.91 261.93 235.33 329.73	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28 492.59 432.83 618.23	Year 4 639.96 779.01 964.63 568.18 520.98 962.71 729.24 635.47 914.22	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42 972.04 843.37 1,217.91	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63 1,221.16 1,056.68 1,529.50	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90 1,968.55 1,476.76 1,275.54 1,849.19	Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.42% 0.29% 0.42% 0.27% 0.43% 0.58%	Farmland F Year 2 2.64% 2.69% 2.90% 3.03% 2.88% 3.04% 3.20% 3.06%	Year 3 5.31% 5.36% 5.36% 5.58% 5.71% 5.55% 5.72% 5.88% 5.74%	Year 4 8.04% 8.10% 8.13% 8.32% 8.46% 8.30% 8.47% 8.63% 8.49%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11% 11.29% 11.46% 11.31%	Year 6 13.73% 13.80% 14.03% 14.17% 14.00% 14.18% 14.36% 14.21%	Y 1 1 1 1 1 1 1
0000 0,000 0,000 0,000 0,000 0,000 0,000 0,000 0,000 0,000 0,000	Annual increa Ordinary Fan 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.26	Year 2 206.94 250.25 308.69 178.06 160.87 302.50 224.81 192.50 281.18 347.18	Year 3 212.32 256.76 316.72 182.69 165.06 310.36 230.65 197.50 288.49 356.21	r) roposed sy 217.84 263.43 324.95 187.44 169.35 318.43 236.65 202.64 295.99 365.47	Year 5 223,50 270,28 333,40 192,31 173,75 326,71 242,80 207,90 303,69 374,97	ion 229.32 277.31 342.07 197.31 178.27 335.21 249.12 213.31 311.59 384.72	Year 7 235.28 284.52 350.96 202.45 182.90 343.92 255.59 218.86 319.69 394.73	Annual in Ordinary Year 1 0.04% 0.12% 0.29% 0.42% 0.42% 0.43% 0.43% 0.43% 0.41%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.26	Year 2 209.80 258.82 322.97 198.05 186.57 33.91 261.93 235.33 329.73 401.44	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28 492.59 432.83 618.23 757.65	Year 4 639.96 779.01 964.63 568.18 520.98 962.71 729.24 635.47 914.22 1,123.12	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42 972.04 843.37 1,217.91 1,498.10	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63 1,221.16 1,056.68 1,529.50 1,882.82	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90 1,968.55 1,476.76 1,275.54 1,849.19 2,277.55	Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.42% 0.42% 0.42% 0.43% 0.58% 0.45% 0.41%	Farmland F 2.64% 2.69% 2.72% 2.90% 3.03% 3.04% 3.04% 3.06% 3.02%	Year 3 5.31% 5.36% 5.39% 5.58% 5.71% 5.55% 5.72% 5.74% 5.74% 5.74% 5.72% 5.74% 5.74%	Year 4 8.04% 8.13% 8.32% 8.46% 8.30% 8.46% 8.45%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11% 11.29% 11.46% 11.31% 11.26%	Year 6 13.73% 13.80% 13.83% 14.03% 14.17% 14.00% 14.18% 14.36% 14.21% 14.16%	Y 1 1 1 1 1 1 1 1
nd Value	Annual increa Ordinary Fam 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.26 71.39	Year 2 206.94 250.25 308.69 178.06 160.87 302.50 224.81 192.50 281.18 347.18	Year 3 212.32 256.76 316.72 182.69 165.06 310.36 230.65 197.50 288.49 356.21 877.49	r) Proposed sj 217.84 263.43 324.95 187.44 169.35 318.43 236.65 202.64 295.99 365.47 900.30	Year 5 223.50 270.28 333.40 192.31 173.75 326.71 242.80 207.90 303.69 374.97 923.71	ion 229.32 277.31 342.07 197.31 178.27 335.21 249.12 213.31 311.59 384.72 947.73	Year 7 235.28 284.52 350.96 202.45 182.90 343.92 255.59 218.86 319.69 394.73 972.37	Annual in Ordinary Year 1 0.04% 0.09% 0.12% 0.27% 0.42% 0.42% 0.42% 0.43% 0.43% 0.45% 0.45% 0.45% 0.45%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.26 71.39	Year 2 209.80 258.82 322.97 198.05 186.57 33.91 261.93 235.33 329.73 401.44 926.65	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28 492.59 432.83 618.23 757.65 1,804.13	Year 4 639.96 779.01 964.63 568.18 520.98 962.71 729.24 635.47 914.22 1,123.12 2,704.43	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42 972.04 843.37 1,217.91 1,498.10 3,628.14	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63 1,221.16 1,056.68 1,529.50 1,882.82 4,575.87	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90 1,968.55 1,476.76 1,275.54 1,849.19 2,277.55 5,548.24	Ordinary Year 1 0.04% 0.09% 0.29% 0.42% 0.42% 0.42% 0.43% 0.45% 0.45% 0.22%	Farmland F 2.64% 2.69% 2.90% 3.03% 2.88% 3.04% 3.20% 3.02% 3.02% 2.82%	Year 3 5.31% 5.36% 5.58% 5.71% 5.58% 5.72% 5.88% 5.70% 5.70%	Year 4 8.04% 8.10% 8.32% 8.46% 8.30% 8.46% 8.46% 8.45% 8.45% 8.45%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11% 11.29% 11.46% 11.26% 11.26% 11.05%	Year 6 13.73% 13.80% 13.83% 14.03% 14.17% 14.00% 14.18% 14.36% 14.21% 14.21% 14.16% 13.94%	Y 1 1 1 1 1 1 1 1 1 1 1 1 1 1
nd Value 50,000 50,000 50,000 50,000 50,000 50,000 50,000 50,000 50,000 50,000 2,250,000	Annual increa Ordinary Fan 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.28 71.39 99.55	Year 2 206.94 250.25 308.69 178.06 160.87 302.50 224.81 192.50 281.18 347.18 855.25 610.49	Year 3 212.32 256.76 316.72 182.69 165.06 310.36 230.65 197.50 288.49 356.21 877.49 626.36	r) Year 4 217.84 263.43 324.95 187.44 169.35 318.43 236.65 202.64 295.99 365.47 900.30 642.65	Year 5 223.50 270.28 333.40 192.31 173.75 326.71 242.80 207.90 303.69 374.97 923.71 659.35	229.32 277.31 342.07 197.31 178.27 335.21 249.12 249.12 213.31 311.59 384.72 947.73 676.50	Year 7 235.28 284.52 350.96 202.45 182.90 343.92 255.59 218.86 319.69 394.73 972.37 694.09	Annual in Ordinary Year 1 0.04% 0.29% 0.29% 0.27% 0.43% 0.43% 0.45% 0.41% 0.24%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.26 71.39 99.95	mland Rates Year 2 209.80 258.82 322.97 198.05 186.57 333.91 261.93 235.33 329.73 401.44 926.65 710.44	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28 492.59 432.83 618.23 757.65 1,804.13 1,336.81	Year 4 639.96 779.01 964.63 568.18 520.98 962.71 729.24 635.47 914.22 1,123.12 2,704.43 1,979.46	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42 972.04 843.37 1,217.91 1,498.10 3,628.14 2,638.82	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63 1,221.16 1,056.68 1,529.50 1,882.82 4,575.87 3,315.32	1,328.06 1,611.13 1,991.06 1,055.90 1,968.55 1,476.76 1,275.54 1,849.19 2,277.55 5,548.24 4,009.41	Ordinary Year 1 0.04% 0.09% 0.12% 0.29% 0.42% 0.27% 0.43% 0.43% 0.45% 0.45% 0.41% 0.22% 0.43%	Farmland I Year 2 2.64% 2.69% 2.72% 2.90% 3.03% 2.88% 3.04% 3.20% 3.06% 3.02% 2.82% 3.04%	Year 3 5.31% 5.38% 5.71% 5.75% 5.78% 5.74% 5.72% 5.88% 5.74% 5.72%	Year 4 8.04% 8.10% 8.13% 8.32% 8.46% 8.30% 8.46% 8.47% 8.63% 8.49% 8.45% 8.45% 8.45%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11% 11.29% 11.46% 11.31% 11.26% 11.05% 11.29%	Year 6 13.73% 13.80% 14.03% 14.03% 14.00% 14.18% 14.36% 14.21% 14.21% 14.18%	Ye 16 16 16 16 17 17 17 17 17 17
	Annual increa Ordinary Fam 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.26 71.39	Year 2 206.94 250.25 308.69 178.06 160.87 302.50 224.81 192.50 281.18 347.18	Year 3 212.32 256.76 316.72 182.69 165.06 310.36 230.65 197.50 288.49 356.21 877.49	r) Proposed sj 217.84 263.43 324.95 187.44 169.35 318.43 236.65 202.64 295.99 365.47 900.30	Year 5 223.50 270.28 333.40 192.31 173.75 326.71 242.80 207.90 303.69 374.97 923.71	ion 229.32 277.31 342.07 197.31 178.27 335.21 249.12 213.31 311.59 384.72 947.73	Year 7 235.28 284.52 350.96 202.45 182.90 343.92 255.59 218.86 319.69 394.73 972.37	Annual in Ordinary Year 1 0.04% 0.09% 0.12% 0.27% 0.42% 0.42% 0.42% 0.43% 0.43% 0.45% 0.45% 0.45% 0.45%	Year 2 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 3 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 4 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 5 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 6 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary Far 2.86 8.57 14.28 19.99 25.70 31.41 37.13 42.84 48.55 54.26 71.39	Year 2 209.80 258.82 322.97 198.05 186.57 33.91 261.93 235.33 329.73 401.44 926.65	- without pro Year 3 422.12 515.58 639.68 380.74 351.63 644.28 492.59 432.83 618.23 757.65 1,804.13	Year 4 639.96 779.01 964.63 568.18 520.98 962.71 729.24 635.47 914.22 1,123.12 2,704.43	Year 5 863.46 1,049.30 1,298.03 760.50 694.73 1,289.42 972.04 843.37 1,217.91 1,498.10 3,628.14	1,092.78 1,326.61 1,640.10 957.81 873.00 1,624.63 1,221.16 1,056.68 1,529.50 1,882.82 4,575.87	1,328.06 1,611.13 1,991.06 1,160.26 1,055.90 1,968.55 1,476.76 1,275.54 1,849.19 2,277.55 5,548.24	Ordinary Year 1 0.04% 0.09% 0.29% 0.42% 0.42% 0.42% 0.43% 0.45% 0.45% 0.22%	Farmland F 2.64% 2.69% 2.90% 3.03% 2.88% 3.04% 3.20% 3.02% 3.02% 2.82%	Year 3 5.31% 5.36% 5.58% 5.71% 5.58% 5.72% 5.88% 5.70% 5.70%	Year 4 8.04% 8.10% 8.32% 8.46% 8.30% 8.46% 8.46% 8.45% 8.45% 8.45%	Year 5 10.85% 10.91% 10.95% 11.14% 11.27% 11.11% 11.29% 11.46% 11.26% 11.26% 11.05%	Year 6 13.73% 13.80% 13.83% 14.03% 14.17% 14.00% 14.18% 14.36% 14.21% 14.21% 14.16% 13.94%	Ye 16 16 16 17 17 17 17 17 17 17

Federation Council Previous council area: Urana

WORKSHEET 5b Urana

IMPACT ON RATES BY LAND VALUE All dollars in nominal terms

The aim of this sheet is to show the impact of the proposed special variation on Ordinary Rates by land value for the residential, business and farmland categories - as applicable.

1. Enter the number of property assessments within each of the specified land value ranges.

2. Include the estimated rate levels for the specified land values (eg \$50,000) over the period of the proposed special variation - both with and without the variation.

Rate estimates should reflect expected actual rates, inclusive of any expiring variations. Figures should not include special rates.

Has the council had a general land revaluation in Year 0? No

Ordinary Residential	Rates - with proposed	special variation		\$ nominal per y	/ear	Urana				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
		\$	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	555	\$50,000	47,125.47	73,813.73	75,732.89	77,701.95	79,722.20	81,794.97	83,921.64	86,103.61
\$100,000 to \$199,999	0	\$150,000								
\$200,000 to \$299,999	0	\$250,000								
\$300,000 to \$399,999	0	\$350,000								
\$400,000 to \$499,999	0	\$450,000								
\$500,000 to \$599,999	0	\$550,000								
\$600,000 to \$699,999	0	\$650,000								
\$700,000 to \$799,999	0	\$750,000								
\$800,000 to \$899,999	0	\$850,000								
\$900,000 to \$999,999	0	\$950,000								
\$1,000,000 to \$1,499,999	0	\$1,250,000								
\$1,500,000 to \$1,999,999	0	\$1,750,000								
\$2,000,000 to \$2,999,999	0	\$2,500,000								
\$3,000,000 and greater	0	\$3,000,000								

Ordinary Residential	Rates - without propo	sed special variation	on	\$ nominal per y	ear	Urana				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	555	\$50,000	47,125.47	46,340.17	47,545.01	48,781.19	50,049.50	51,350.78	52,685.90	54,055.74
\$100,000 to \$199,999	0	\$150,000								
\$200,000 to \$299,999	0	\$250,000								
\$300,000 to \$399,999	0	\$350,000								
\$400,000 to \$499,999	0	\$450,000								
\$500,000 to \$599,999	0	\$550,000								
\$600,000 to \$699,999	0	\$650,000								
\$700,000 to \$799,999	0	\$750,000								
\$800,000 to \$899,999	0	\$850,000								
\$900,000 to \$999,999	0	\$950,000								
\$1,000,000 to \$1,499,999	0	\$1,250,000								
\$1,500,000 to \$1,999,999	0	\$1,750,000								
\$2,000,000 to \$2,999,999	o o	\$2,500,000								
\$3.000.000 and greater	0	\$3.000.000								

Ordinary Business R	ates - with proposed s	pecial variation		\$ nominal per y	ear	Urana				
Land Value		Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	102	\$50,000	9,915.91	14,569.23	14,948.03	15,336.68	15,735.43	16,144.55	16,564.31	16,994.98
\$100,000 to \$199,999	2	\$150,000	2,407.31	2,474.12	2,538.44	2,604.44	2,672.16	2,741.64	2,812.92	2,886.05
\$200,000 to \$299,999	0	\$250,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$300,000 to \$399,999	2	\$350,000	5,617.05	5,772.94	5,923.04	6,077.04	6,235.04	6,397.15	6,563.48	6,734.13
\$400,000 to \$499,999	1	\$450,000	7,221.92	7,422.35	7,615.33	7,813.33	8,016.48	8,224.91	8,438.76	8,658.16
\$500,000 to \$599,999	0	\$550,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$600,000 to \$699,999	0	\$650,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$700,000 to \$799,999	0	\$750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$800,000 to \$899,999	0	\$850,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$900,000 to \$999,999	0	\$950,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$1,000,000 to \$1,499,999	0	\$1,250,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$1,500,000 to \$1,999,999	0	\$1,750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$2,000,000 to \$2,999,999	0	\$2,500,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$3,000,000 and greater	0	\$3,000,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

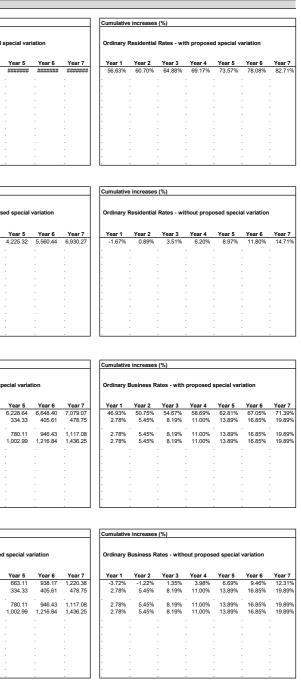
Ordinary Business R	ates - without propose	d special variation	1	\$ nominal per y	rear	Urana				
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28
\$0 to \$99,999	102	\$50,000	9,915.91	9,546.76	9,794.98	10,049.65	10,310.94	10,579.02	10,854.08	11,136.28
\$100,000 to \$199,999	2	\$150,000	2,407.31	2,474.12	2,538.44	2,604.44	2,672.16	2,741.64	2,812.92	2,886.05
\$200,000 to \$299,999	0	\$250,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$300,000 to \$399,999	2	\$350,000	5,617.05	5,772.94	5,923.04	6,077.04	6,235.04	6,397.15	6,563.48	6,734.13
\$400,000 to \$499,999	1	\$450,000	7,221.92	7,422.35	7,615.33	7,813.33	8,016.48	8,224.91	8,438.76	8,658.16
\$500,000 to \$599,999	0	\$550,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$600,000 to \$699,999	0	\$650,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$700,000 to \$799,999	0	\$750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$800,000 to \$899,999	0	\$850,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$900,000 to \$999,999	0	\$950,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$1,000,000 to \$1,499,999	0	\$1,250,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$1,500,000 to \$1,999,999	0	\$1,750,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$2,000,000 to \$2,999,999	0	\$2,500,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
\$3,000,000 and greater	0	\$3,000,000	0.00	0.00	0.00	0.00	0.00	0.00	0.00	

	I																	· · ·	
	Annual increa	ises (nomina	l \$ per year)				Annual in	creases (%	6)					Cumulative	increases	(nominal \$ p	ber year)	
Land Value	Ordinary Re	sidential Rat	es - with pro	oposed spe	cial variatio	n		Ordinary	Resident	al Rates -	with prop	oosed spe	cial variat	ion	Ordinary F	Residential I	Rates - with	n proposed s	spec
s	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Ye
\$50,000	26,688.27	1,919.16	1,969.06	2,020.25	2,072.78	2,126.67	2,181.96	56.63%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	########	*****	*****	########	##
\$150,000																			
\$250,000		-		-															-
\$350,000	.			-		-										-			
\$450,000	.			-		-										-			
\$550,000	.			-		-										-			
\$650,000				-	-	-			-		-		-	.					-
\$750,000			-	-	-	-			-	-	-	-	-	.		-			
\$850,000			-	-	-	-			-	-	-	-	-	.		-			
\$950,000				-					-		-		-	.				-	
\$1,250,000	.			-		-										-			
\$1,750,000	1.	-		-				.											
\$2,500,000	1.	-		-				.											
\$3,000,000	1.																		

	Annual increa	ases (nomina	il \$ per year	r)				Annual in	creases (*	%)					Cumulative	e increases	(nominal \$	per year)	
Land Value	Ordinary Re	sidential Rat	es - without	t proposed s	special varia	ation		Ordinary	Resident	ial Rates -	without p	proposed	special va	riation	Ordinary I	Residential	Rates - wit	hout propo	sed
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	
\$50,000	- 785.30	1,204.84	1,236.17	1,268.31	1,301.29	1,335.12	1,369.83	-1.67%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	- 785.30	419.55	1,655.72	2,924.03	4
\$150,000		-	-	-	-	-		.	-	-	-	-	-	.		-			
\$250,000		-	-	-	-	-		.	-	-	-	-	-	.		-			
\$350,000		-	-	-	-	-		.	-	-	-	-	-	.		-			
\$450,000		-	-	-			-	.						.		-			
\$550,000		-	-	-			-	.						.		-			
\$650,000		-	-	-			-	.						.		-			
\$750,000		-	-	-			-	.						.		-			
\$850,000		-	-	-				.						.					
\$950,000		-	-					.						.					
\$1,250,000								II.						.					
\$1,750,000								II.						.					
\$2,500,000								II.						.					
\$3,000,000	1.							II.											

	Annual increa	ases (nomina	l \$ per year)				Annual in	creases (%	%)					Cumulativ	e increases	(nominal \$	per year)	
Land Value	Ordinary Bu	siness Rates	- with prop	osed specia	I variation			Ordinary	Business	Rates - w	vith propo	sed speci	al variatio	n	Ordinary	Business R	ates - with	proposed s	pecia
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Ye
\$50,000	4,653.32	378.80	388.65	398.75	409.12	419.76	430.67	46.93%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	4,653.32	5,032.12	5,420.77	5,819.52	6,2
\$150,000	66.81	64.33	66.00	67.72	69.48	71.28	73.14	2.78%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	66.81	131.14	197.14	264.85	3
\$250,000		-	-	-	-	-			-						1.	-			
\$350,000	155.90	150.10	154.00	158.00	162.11	166.33	170.65	2.78%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	155.90	305.99	459.99	617.99	7
\$450,000	200.44	192.98	198.00	203.15	208.43	213.85	219.41	2.78%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	200.44	393.42	591.42	794.56	1.0
\$550,000		-	-																
\$650,000								II.						.	1.				
\$750,000								II.						.	1.				
\$850,000								II.						.	1.				
\$950,000								II.						.	1.				
\$1,250,000														.	1.				
\$1,750,000														.	1.				
\$2,500,000																			
\$3,000,000	Ľ	-		-	-										E				

		Annual incre	eases (nomina	al \$ per year	r)				Annual in	creases (%)					Cumulative	increases	(nominal \$	per year)	_
Land Va	alue	Ordinary B	usiness Rates	s - without p	proposed sp	ecial variatio	on		Ordinary	Business	Rates - v	vithout pr	oposed sp	oecial vari	ation	Ordinary B	Business R	ates - witho	ut propose	d sp
		Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4	١
\$50,000		- 369.15	248.22	254.67	261.29	268.08	275.05	282.21	-3.72%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	- 369.15	- 120.93	133.74	395.03	
\$150,00	0	66.81	64.33	66.00	67.72	69.48	71.28	73.14	2.78%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	66.81	131.14	197.14	264.85	
\$250,00	0						-	-			-		-				-			
\$350,00	0	155.90	150.10	154.00	158.00	162.11	166.33	170.65	2.78%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	155.90	305.99	459.99	617.99	
\$450,00	0	200.44	192.98	198.00	203.15	208.43	213.85	219.41	2.78%	2.60%	2.60%	2.60%	2.60%	2.60%	2.60%	200.44	393.42	591.42	794.56	1,
\$550,00	0						-	-			-		-				-			
\$650,00	0						-	-			-		-				-			
\$750,00	0						-	-			-		-				-			
\$850,00	0						-	-			-		-				-			
\$950,00	0						-	-			-		-				-			
\$1,250,0	000						-	-			-						-			
\$1,750,0	000						-	-			-						-			
\$2,500,0	000						-										-		-	
\$3,000.0	000					-	-							-						



Ordinary Farmland F	Rates - with proposed s	special variation		\$ nominal per	year	Urana						Annual incre	ases (nominal	l \$ per year)				Annual inc	reases (%)				Cumulative	e increases (nominal \$ pe	er year)				Cumulative	increases	(%)			
Land Value	Number of property assessments in this valuation range as per Worksheet 3	Land value (for calculation of rates)	Year 0 (Current Rate)	Rate Year 1	Rate Year 2	Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7	Land Value	Ordinary Fa	rmland Rates	- with propos	ed special varia	ation		Ordinary F	Farmland Rate	es - with pro	oposed special	I variation	Ordinary I	Farmland Ra	tes - with pr	roposed spe	ecial variatio	on		Ordinary F	Farmland F	ates - with p	roposed sp	oecial variat	tion
			2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28		Year 1	Year 2	Year 3	rear 4 Yea	r 5 Year 6	Year 7	Year 1	Year 2 Yea	r 3 Year	4 Year 5	Year 6 Year 7	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 1	Year 2	Year 3	Year 4 Y	Year 5 \	Year 6 Year
\$0 to \$99,999	111	\$50,000	8,681.13	14,676.19	15,057.78	15,449.28	15,850.96	16,263.08	16,685.92	17,119.76	\$50,000	5,995.06	381.58	391.50	401.68 412	2.12 422.84	4 433.83	69.06%	2.60% 2.6	50% 2.60	0% 2.60%	2.60% 2.60%	5,995.06	6,376.64	6,768.14	7,169.82	7,581.95 8	8,004.79	8,438.62	69.06%	73.45%	77.96%	82.59%	87.34%	92.21% 97.21
\$100,000 to \$199,999	28	\$150,000	368.09	912.83			985.89	1,011.53	1,037.83	1,064.81	\$150,000	544.74	23.73	24.35	24.98 25	5.63 26.30	26.98	147.99%	2.60% 2.6	50% 2.60	0% 2.60%	2.60% 2.60%	544.74	568.47	592.82	617.81	643.44	669.74	696.72	147.99%	154.44%	161.06%	167.84% 1	174.81% 1	181.95% 189.28
\$200,000 to \$299,999	10	\$250,000					680.97	698.68	716.84	735.48	\$250,000	17.03	16.39	16.82	17.26 17	7.71 18.17		2.78%		50% 2.60		2.60% 2.60%	17.03	33.42	50.24	67.50	85.20	103.37	122.00	2.78%	5.45%	8.19%			16.85% 19.89
\$300,000 to \$399,999	19	\$350,000	858.87	882.70		929.20	953.36	978.15	1,003.58	1,029.67	\$350,000	23.84	22.95	23.55	24.16 24	4.79 25.43	3 26.09	2.78%		60% 2.60		2.60% 2.60%	23.84	46.79	70.33	94.49	119.28	144.71	170.81	2.78%	5.45%	8.19%			16.85% 19.89
\$400,000 to \$499,999	16	\$450,000	1,104.26				1,225.75	1,257.62	1,290.31	1,323.86	\$450,000	30.65	29.51	30.27	31.06 31	1.87 32.70	33.55	2.78%		50% 2.60		2.60% 2.60%	30.65	60.16	90.43	121.49	153.36	186.06	219.61	2.78%	5.45%	8.19%			16.85% 19.89
\$500,000 to \$599,999	16	\$550,000		1,387.10			1,498.13	1,537.09	1,577.05	1,618.05	\$550,000	37.46	36.06	37.00	37.96 38	8.95 39.96	5 41.00	2.78%		50% 2.60		2.60% 2.60%	37.46	73.52	110.53	148.49	187.44	227.41	268.41	2.78%	5.45%	8.19%		13.89%	16.85% 19.89
\$600,000 to \$699,999 \$700,000 to \$799,999	15	\$650,000 \$750,000		1,639.30			1,770.52	1,816.56 2.096.03	1,863.79 2.150.52	1,912.25 2,206.44	\$650,000 \$750,000	44.27	42.62	43.73	44.87 46	6.03 47.23	3 48.46	2.78%		50% 2.60		2.60% 2.60%	44.27	86.89	130.62	175.49	221.52	268.75	317.21	2.78%	5.45%	8.19%	11.00%	13.89%	16.85% 19.89
\$700,000 to \$799,999 \$800.000 to \$899,999	20	\$750,000 \$850,000	1,840.43 2.085.82	2.143.71			2,042.91 2,315.30	2,096.03	2,150.52	2,206.44	\$750,000	51.08	49.18 55.74	50.46 57.19	58.67 60	3.12 54.50	5 63.37	2.78%		50% 2.60 50% 2.60		2.60% 2.60% 2.60% 2.60%	51.08	100.26 113.63	150.72 170.81	202.49	255.60	310.10	414.81	2.78%	5.45%	8.19% 8.19%	11.00%		16.85% 19.89 16.85% 19.89
\$900,000 to \$999,999	21	\$850,000	2,085.82 2,331.21	2,143.71 2.395.91			2,315.30	2,375.50 2,654.97	2,437.26 2,724.00	2,500.63	\$850,000	64.70	55.74 62.29	57.19 63.91	58.67 60	0.20 61.76	5 53.37	2.78%		50% 2.60 50% 2.60		2.60% 2.60%	64.70	113.63	170.81	229.48 256.48	289.68	351.44 392.79	414.81 463.62	2.78%	5.45%	8.19%	11.00%		16.85% 19.89 16.85% 19.89
\$1.000.000 to \$1.499.999	7/	\$1,250,000		3.152.51			3,404.85	3.493.38	3.584.21	3.677.40	\$1,250,000	85.13	81.97	84.10	86.28 88	8.53 00.83	3 93.19	2.78%		50% 2.60 50% 2.60		2.60% 2.60%	85.13	167.10	251.19	337.48	426.00	516.83	610.02	2.78%	5.45%	8 19%		13.89%	16.85% 19.89
\$1,500,000 to \$1,999,999	30	\$1,750.000		4.413.51			4,766,79	4.890.73	5.017.89	5,148.35	\$1,750.000	119.19	114.75	117.73		3.94 127.16		2.78%		50% 2.60		2.60% 2.60%	119.19	233.94	351.67	472.47	596.40	723.56	854.03	2.78%	5.45%	8.19%			16.85% 19.89
\$2 000 000 to \$2 999 999	47	\$2,500,000	6.134.75	6.305.01		6 637 14	6 809 70	6,986,76	7 168 41	7.354.79	\$2,500,000	170.26	163.93	168.19		7 05 181 66				50% 2.60		2.60% 2.60%	170.26	334.20	502.39	674.95			1.220.04	2.78%	5 45%				16.85% 19.89
\$3,000,000 and greater	45	\$3,000,000	7 361 70	7 566 02	7 762 73	7 964 57	8 171 64	8 384 11	8 602 09	8 825 75	\$3,000,000	204.32	196 72			2.46 217.99			2.60% 2.6			2.60% 2.60%	204.32	401.03			1 022 41				5.45%				16.85% 19.89
Ordinary Farmland F	Rates - without propose	ed special variation	1	\$ nominal per	year	Urana	1 1					Annual incre	ases (nominal	l \$ per year)				Annual inc	reases (%)				Cumulative	e increases (nominal \$ pe	er year)				Cumulative	increases	(%)			
Ordinary Farmland F	Rates - without propose Number of property assessments in this valuation range as per Worksheet 3	ed special variation Land value (for calculation of rates)	Year 0 (Current Rate)	Pate Year 1	year Rate Year 2	Urana Rate Year 3	Rate Year 4	Rate Year 5	Rate Year 6	Rate Year 7	Land Value				oosed special v	ariation				es - without	proposed spe	cial variation		e increases (Farmland Ra			special vari	iation		Cumulative Ordinary F			ut proposed	d special va	ariation
Land Value	Number of property assessments in this valuation range as per	Land value (for calculation of rates)	Year 0 (Current Rate) 2020-21	Pate Year 1	Rate Year 2		2024-25	2025-26	2026-27	Rate Year 7 2027-28				- without proj	Year 4 Year		Year 7	Ordinary F				cial variation Year 6 Year 7		Farmland Ra Year 2	tes - withou Year 3	it proposed		iation Year 6	Year 7	Ordinary F		ates - witho			ariation Year 6 Year
Land Value \$0 to \$99,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000	Year 0 (Current Rate) 2020-21 8,681.13	Rate Year 1 2021-22 8,559.31	Rate Year 2 2022-23 8,781.85	Rate Year 3 2023-24 9,010.18	2024-25 9,244.44	2025-26 9,484.80	2026-27 9,731.40	2027-28 9,984.42	\$50,000	Ordinary Fa Year 1 - 121.83	rmland Rates Year 2 222.54	- without prop	rear 4 Year			Ordinary F Year 1 -1.40%	Farmland Rate Year 2 Yea 2.60% 2.6	ir 3 Year	4 Year 5	Year 6 Year 7 2.60% 2.60%	Ordinary I Year 1 - 121.83	Farmland Ra Year 2 100.71	tes - without Year 3 329.04	it proposed	Year 5	Year 6 1,050.27	1,303.28	Ordinary F Year 1 -1.40%	Farmland F Year 2 1.16%	ates - witho Year 3 3.79%	Year 4 1	Year 5 1 9.26%	Year 6 Year 12.10% 15.01
Land Value \$0 to \$99,999 \$100,000 to \$199,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09	Rate Year 1 2021-22 8,559.31 391.17	Rate Year 2 2022-23 8,781.85 401.34	Rate Year 3 2023-24 9,010.18 411.77	2024-25 9,244.44 422.48	2025-26 9,484.80 433.46	2026-27 9,731.40 444.73	2027-28 9,984.42 456.30	\$50,000 \$150,000	Ordinary Fa Year 1 - 121.83 23.08	rmland Rates Year 2 222.54 10.17	- without prop Year 3 228.33 10.43	Year 4 Year	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56	Ordinary F Year 1 -1.40% 6.27%	Farmland Rate Year 2 Yea 2.60% 2.6 2.60% 2.6	ir 3 Year 60% 2.60 60% 2.60	4 Year 5 1% 2.60% 1% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08	Farmland Ra Year 2 100.71 33.25	Year 3 329.04 43.69	t proposed Year 4 563.31 54.39	Year 5 803.66 65.38	Year 6 1,050.27 76.65	1,303.28 88.21	Ordinary F Year 1 -1.40% 6.27%	Farmland F Year 2 1.16% 9.03%	ates - witho Year 3 3.79% 11.87%	Year 4 1 6.49% 14.78%	Year 5 1 9.26% 17.76%	Year 6 Year 12.10% 15.01 20.82% 23.96
Land Value \$0 to \$39,999 \$100,000 to \$199,999 \$200,000 to \$299,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000 \$250,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09 613.48	Rate Year 1	Rate Year 2 2022-23 8,781.85 401.34 646.89	Rate Year 3 2023-24 9,010.18 411.77 663.71	2024-25 9,244.44 422.48 680.97	2025-26 9,484.80 433.46 698.68	2026-27 9,731.40 444.73 716.84	2027-28 9,984.42 456.30 735.48	\$50,000 \$150,000 \$250,000	Ordinary Fa Year 1 - 121.83 23.08 17.03	rmland Rates Year 2 222.54 10.17 16.39	- without prop Year 3 228.33 10.43 16.82	Year 4 Year	r 5 Year 6	0 253.02 7 11.56	Ordinary F Year 1 -1.40% 6.27% 2.78%	Farmland Rate Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6	r 3 Year 50% 2.60 50% 2.60 50% 2.60	4 Year 5 0% 2.60% 0% 2.60% 0% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83	Farmland Ra Year 2 100.71	tes - without Year 3 329.04 43.69 50.24	it proposed Year 4	Year 5 803.66 65.38 85.20	Year 6 1,050.27	1,303.28 88.21 122.00	Ordinary F Year 1 -1.40% 6.27% 2.78%	Farmland F Year 2 1.16%	tates - witho Year 3 3.79% 11.87% 8.19%	Year 4 Y 6.49% 14.78% 11.00%	Year 5 1 9.26% 17.76% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.85
Land Value \$0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$300,000 to \$399,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000 \$250,000 \$350,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09 613.48 858.87	Rate Year 1 2021-22 8,559.31 391.17 630.50 882.70	Rate Year 2 2022-23 8,781.85 401.34 0 646.89 905.65	Rate Year 3	2024-25 9,244.44 422.48 680.97 953.36	2025-26 9,484.80 433.46 698.68 978.15	2026-27 9,731.40 444.73 716.84 1,003.58	2027-28 9,984.42 456.30 735.48 1,029.67	\$50,000 \$150,000 \$250,000 \$350,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84	rmland Rates Year 2 222.54 10.17 16.39 22.95	- without prop Year 3 228.33 10.43 16.82 23.55	Year 4 Year	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78%	Farmland Rate Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	r 3 Year 50% 2.60 50% 2.60 50% 2.60 50% 2.60	4 Year 5 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08 17.03 23.84	Farmland Ra Year 2 100.71 33.25	Year 3 329.04 43.69	t proposed Year 4 563.31 54.39	Year 5 803.66 65.38	Year 6 1,050.27 76.65	1,303.28 88.21 122.00 170.81	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03%	Year 3 3.79% 11.87% 8.19% 8.19%	Year 4 1 6.49% 14.78% 11.00% 11.00%	Year 5 1 9.26% 17.76% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.85 16.85% 19.85 16.85% 19.85
Land Value \$0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$300,000 to \$399,999 \$400,000 to \$499,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000 \$250,000 \$350,000 \$350,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09 613.48 858.87 1,104.26	Rate Year 1 2021-22 8,559.31 391.17 630.50 882.70 1,134.90	Rate Year 2 2022-23 8,781.85 401.34 646.89 9 905.65 1,164.41	Rate Year 3	2024-25 9,244.44 422.48 680.97 953.36 1,225.75	2025-26 9,484.80 433.46 698.68 978.15 1,257.62	2026-27 9,731.40 444.73 716.84 1,003.58 1,290.31	2027-28 9,984.42 456.30 735.48 1,029.67 1,323.86	\$50,000 \$150,000 \$250,000 \$350,000 \$450,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65	rmland Rates Year 2 222.54 10.17 16.39 22.95 29.51	- without prop Year 3 228.33 10.43 16.82 23.55 30.27	Year 4 Year	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	r 3 Year 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60	4 Year 5 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08	Farmland Ra Year 2 100.71 33.25 33.42 46.79 60.16	Year 3 329.04 43.69 50.24 70.33 90.43	Year 4 563.31 54.39 67.50 94.49 121.49	Year 5 803.66 65.38 85.20	Year 6 1,050.27 76.65 103.37 144.71 186.06	1,303.28 88.21 122.00 170.81 219.61	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19%	Year 4 6.49% 14.78% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
Land Value \$0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$300,000 to \$399,999 \$400,000 to \$399,999 \$500,000 to \$599,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000 \$350,000 \$350,000 \$450,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09 613.48 858.87 1,104.26 1,349.65	Rate Year 1 2021-22 8,559.31 3391.17 630.50 882.70 1,134.90 1,387.10	Rate Year 2 2022-23 8,781.85 401.34 0 646.89 0 905.65 1,164.41 1,423.17	Rate Year 3 9,010.18 411.77 663.71 929.20 1,194.68 1,460.17	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13	2025-26 9,484.80 433.46 698.68 978.15 1,257.62 1,537.09	2026-27 9,731.40 444.73 716.84 1,003.58 1,290.31 1,577.05	2027-28 9,984.42 456.30 735.48 1,029.67 1,323.86 1,618.05	\$50,000 \$150,000 \$250,000 \$350,000 \$450,000 \$550,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46	rmland Rates Year 2 222.54 10.17 16.39 22.95 29.51 36.06	- without prop 228.33 10.43 16.82 23.55 30.27 37.00	Year 4 Year	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	ir 3 Year 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60	4 Year 5 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46	Farmland Ra Year 2 100.71 33.25	Year 3 329.04 43.69 50.24 70.33 90.43 110.53	t proposed Year 4 563.31 54.39	Year 5 803.66 65.38 85.20	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41	1,303.28 88.21 122.00 170.81 219.61 268.41	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19%	Year 4 6.49% 14.78% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
Land Value \$0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$300,000 to \$299,999 \$500,000 to \$599,999 \$500,000 to \$599,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000 \$250,000 \$450,000 \$450,000 \$450,000 \$450,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09 613.48 858.87 1,104.26 1,349.65 1,595.04	Rate Year 1 2021-22 8,559.31 391.17 630.50 882.70 1,134.90 1,387.10 1,639.30	Rate Year 2 2022-23 8,781.85 401.34 646.89 905.65 1,164.41 1,423.17 1,681.93	Rate Year 3 9,010.18 411.77 663.71 929.20 1,194.68 1,460.17 1,725.66	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13 1,770.52	2025-26 9,484.80 433.46 698.68 978.15 1,257.62 1,537.09 1,816.56	2026-27 9,731.40 444.73 716.84 1,003.58 1,290.31 1,577.05 1,863.79	2027-28 9,984.42 456.30 735.48 1,029.67 1,323.86 1,618.05 1,912.25	\$50,000 \$150,000 \$250,000 \$350,000 \$450,000 \$550,000 \$650,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27	rmland Rates Year 2 222.54 10.17 16.39 22.95 29.51 36.06 42.62	- without prop Year 3 228.33 10.43 16.82 23.55 30.27 37.00 43.73	Year 4 Year	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56	Ordinary F -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	rr 3 Year 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60	4 Year 5 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60% 0% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08 17.03 23.84	Farmland Ra Year 2 100.71 33.25 33.42 46.79 60.16 73.52 86.89	Year 3 329.04 43.69 50.24 70.33 90.43 110.53 130.62	Year 4 563.31 54.39 67.50 94.49 121.49 148.49 175.49	Year 5 803.66 65.38 85.20	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41 268.75	1,303.28 88.21 122.00 170.81 219.61	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19%	Year 4 6.49% 14.78% 11.00% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
S0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$300,000 to \$399,999 \$300,000 to \$399,999 \$300,000 to \$399,999 \$500,000 to \$599,999 \$500,000 to \$599,999 \$500,000 to \$599,999 \$500,000 to \$599,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000 \$350,000 \$350,000 \$550,000 \$550,000 \$550,000	Year 0 (Current Rate) 2020-21 8.681.13 368.09 613.48 858.87 1,104.26 1,349.65 1,595.04 1,840.43	Rate Year 1 2021-22 8,559.31 391.17 6 630.50 882.70 1,134.90 5 1,387.10 1,387.10 1,4891.50 1,891.50	Rate Year 2 2022-23 8,781.85 401.34 0 646.89 9 905.65 1,164.41 1,423.17 1,423.17 1,481.93 1,940.68	Rate Year 3 2023-24 9.010.18 411.77 663.71 929.20 1,194.68 1,460.17 1,725.66 1,991.14	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13 1,770.52 2,042.91	2025-26 9,484.80 433.46 698.68 978.15 1,257.62 1,537.09 1,816.56 2,096.03	2026-27 9,731.40 444.73 716.84 1,003.58 1,290.31 1,577.05 1,863.79 2,150.52	2027-28 9.984.42 456.30 735.48 1.029.67 1.323.86 1.618.05 1.912.25 2.206.44	\$50,000 \$150,000 \$250,000 \$350,000 \$450,000 \$550,000 \$550,000 \$750,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08	Year 2 222.54 10.17 16.39 22.95 29.51 36.06 42.62 49.18	- without prop 228.33 10.43 16.82 23.55 30.27 37.00 43.73 50.46	Year 4 Year	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56 7 18.64 3 26.09 0 33.55 5 41.00 3 48.46 0 55.91	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	r 3 Year 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60	4 Year 5 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary 1 Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08	Farmland Ra Year 2 100.71 33.25 33.42 46.79 60.16 73.52 86.89 100.26	Year 3 329.04 43.69 50.24 70.33 90.43 110.53 130.62 150.72	Year 4 563.31 54.39 67.50 94.49 121.49 148.49 175.49 202.49	Year 5 803.66 65.38 85.20	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41	1,303.28 88.21 122.00 170.81 219.61 268.41 317.21 366.01	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 1.16% 9.03% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19%	Year 4 6.49% 14.78% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.92 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
Land Value \$0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$300,000 to \$299,999 \$300,000 to \$499,999 \$500,000 to \$599,999 \$500,000 to \$599,999 \$700,000 to \$799,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$250,000 \$250,000 \$450,000 \$550,000 \$550,000 \$550,000 \$550,000	Year 0 (Current Rate) 2020-21 8.681.13 3.68.09 613.48 858.87 1,104.26 1,349.65 1,595.04 1,595.04 1,840.43 2,085.82	Rate Year 1 2021-22 8,559.31 391.17 6 630.50 882.70 1,134.90 1,387.10 1,639.30 1,891.50 2,2,143.71	Rate Year 2 2022-23 8,781.85 401.34 646.89 905.65 1,164.41 1,423.17 1,681.93 1,490.68 2,199.44	Rate Year 3 2023-24 9,010.18 411.77 663.71 929.20 1,194.68 1,460.17 1,725.66 1,991.14 2,256.63	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13 1,770.52 2,042.91 2,315.30	2025-26 9,484.80 433.46 698.68 978.15 1,257.62 1,537.09 1,816.56 2,096.03 2,375.50	2026-27 9,731.40 444.73 716.84 1,003.58 1,290.31 1,577.05 1,863.79 2,150.52 2,437.26	2027-28 9,984.42 456.30 735.48 1,029.67 1,323.86 1,618.05 1,912.25 2,206.44 2,500.63	\$50,000 \$150,000 \$250,000 \$450,000 \$550,000 \$550,000 \$750,000 \$850,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89	rmland Rates Year 2 222.54 10.17 16.39 22.95 29.51 36.06 42.62 49.18 55.74	- without prop 228.33 10.43 16.82 23.55 37.00 43.73 50.46 57.19	Year Year 234.26 244 10.71 10 17.26 17 24.16 24 31.06 3' 37.96 38 44.87 46 51.77 58.67	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56	Vear 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	r 3 Year 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60	4 Year 5 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89	Farmland Ra Year 2 100.71 33.25 33.42 46.79 60.16 73.52 86.89 100.26 113.63	Year 3 329.04 43.69 50.24 70.33 90.43 110.53 130.62 150.72 170.81	Year 4 563.31 54.39 67.50 94.49 121.49 148.49 175.49 202.49 202.48	Year 5 803.66 65.38 85.20	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41 268.75 310.10 351.44	1,303.28 88.21 122.00 170.81 219.61 268.41 317.21 366.01 414.81	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19%	Year 4 6.49% 14.78% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.82 16.85% 19.83 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
S0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$199,999 \$300,000 to \$399,999 \$300,000 to \$399,999 \$500,000 to \$599,999 \$500,000 to \$599,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$150,000 \$350,000 \$350,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09 613.48 858.87 1,104.26 1,349.65 1,595.04 1,840.43 2,085.62 2,331.21	Rate Year 1 2021-22 8 8,559.31 391.17 8 630.50 882.70 1,134.90 1,387.10 1,639.30 1,891.50 2,143.71 2,395.91	Rate Year 2 2022-23 8,781.85 905.65 1,164.41 1,423.17 1,1681.93 1,940.68 2,199.44 2,458.20	Rate Year 3 2023-24 9,010.18 411.77 929.20 1,194.68 1,460.17 1,725.66 1,991.14 2,256.63 2,552.11	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13 1,770.52 2,042.91 2,315.30 2,587.69	2025-26 9,484.80 698.68 978.15 1,257.62 1,537.09 1,816.56 2,096.03 2,375.50 2,654.97	2026-27 9,731.40 444.73 716.84 1,290.31 1,577.05 1,863.79 2,150.52 2,437.26 2,724.00	2027-28 9,984.42 456.30 735.48 1,029.67 1,323.86 1,618.05 1,912.25 2,206.44 2,500.63 2,794.82	\$50,000 \$150,000 \$350,000 \$450,000 \$550,000 \$550,000 \$750,000 \$850,000 \$850,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89 64.70	Year 2 222.54 10.17 16.39 22.95 29.51 36.06 42.62 49.18 55.74 62.29	- without prop 228.33 10.43 16.82 23.55 30.27 37.00 43.73 50.46	Year Year 234.26 244 10.71 10 17.26 11 24.16 24 31.06 33 44.87 44 51.77 53 58.67 65.57	r 5 Year 6 0.36 246.60 0.98 11.27	0 253.02 7 11.56 7 18.64 3 26.09 0 33.55 6 41.00 3 48.46 0 55.91 6 63.37 3 70.82	Ordinary F -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	rr 3 Year 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60 50% 2.60	4 Year 5 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary 1 Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08	Farmland Ra 100.71 33.25 33.42 46.79 60.16 73.52 86.89 100.26 113.63 126.99	Year 3 329.04 43.69 50.24 70.33 90.43 110.53 130.62 150.72 170.81 190.91	Year 4 563.31 54.39 67.50 94.49 121.49 148.49 175.49 202.49 229.48 226.48	Year 5 803.66 65.38 85.20	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41 268.75 310.10 351.44 392.79	1,303.28 88.21 122.00 170.81 219.61 268.41 317.21 366.01	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 1.16% 9.03% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19%	Year 4 Y 6.49% 14.78% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.94 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
Land Value \$0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$299,999 \$300,000 to \$399,999 \$400,000 to \$499,999 \$500,000 to \$499,999 \$500,000 to \$499,999 \$700,000 to \$799,999 \$500,000 to \$1,499,999 \$500,000 to \$1,499,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$250,000 \$350,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$350,000 \$350,000 \$12,250,000	Year 0 (Current Rate) 2020-21 3,680,13 3,680,9 613,48 858,87 1,104,26 1,349,65 1,595,04 1,840,43 2,085,82 2,331,21 3,067,38	Rate Year 1 2021-22 8,559.31 8,559.31 8,559.31 9,391.17 630.50 882.70 1,134.90 1,387.10 1,639.30 1,891.50 2,143.71 2,395.51 3,152.51	Rate Year 2 2022-23 8,781.85 401.34 9,0565 1,1164.41 1,423.17 9,1,681.93 1,1940.68 2,199.44 2,458.20 3,234.47	Rate Year 3 2023-24 9,010.18 411.77 663.71 929.20 1,194.68 1,460.17 1,725.66 1,991.14 2,256.63 2,522.11 3,318.57	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13 1,770.52 2,042.91 2,315.30 2,587.69 3,404.85	2025-26 9,484.80 433.46 698.68 978.15 1,257.62 1,537.09 1,816.56 2,096.03 2,375.50 2,654.97 3,493.38	2026-27 9,731.40 444.73 716.84 1,003.58 1,290.31 1,577.05 1,863.79 2,150.52 2,437.26 2,437.26 2,724.00 3,584.21	2027-28 9,984.42 456.30 735.48 1,029.67 1,323.86 1,618.05 1,912.25 2,206.44 2,500.63	\$50,000 \$150,000 \$250,000 \$450,000 \$550,000 \$550,000 \$750,000 \$850,000 \$850,000 \$1,250,000 \$1,250,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89 64.70 85.13	rmland Rates Year 2 222.54 10.17 16.39 22.95 29.51 36.06 42.62 49.18 55.74	- without prop 228.33 10.43 16.82 23.55 37.00 43.73 50.46 57.19	Year Year 234.26 240 10.71 10 17.26 17 31.06 33 37.96 38 58.67 66 65.57 66 86.28 88	r Year 6 0.36 246.60 0.98 11.27 7.71 18.17 4.79 25.43 8.95 39.96 6.03 47.23 3.12 54.50 0.20 61.77 7.28 69.03	0 253.02 7 11.56 7 18.64 3 26.09 0 33.55 5 41.00 3 48.46 0 55.91 5 63.37 3 70.82 3 93.19	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6 2.60% 2.6	rr 3 Year 50% 2.60 50% 2.60	4 Year 5 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60% 1% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89 64.70	Farmland Ra Year 2 100.71 33.25 33.42 46.79 60.16 73.52 86.89 100.26 113.63	Year 3 329.04 43.69 50.24 70.33 90.43 110.53 130.62 150.72 170.81	Year 4 563.31 54.39 67.50 94.49 121.49 148.49 175.49 202.49 202.48	Year 5 803.66 65.38 85.20 119.28 153.36 187.44 221.52 255.60 289.68 323.76	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41 268.75 310.10 351.44 392.79 516.83	1,303.28 88.21 122.00 170.81 219.61 268.41 317.21 366.01 414.81 463.62	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19%	Year 4) 6.49% 14.78% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.82 16.85% 19.83 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
S0 to \$99,999 \$100,000 to \$199,999 \$200,000 to \$199,999 \$300,000 to \$399,999 \$300,000 to \$399,999 \$500,000 to \$599,999 \$500,000 to \$599,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$1,250,000 \$1,250,000	Year 0 (Current Rate) 2020-21 8,681.13 368.09 613.48 858.87 1,104.26 1,349.65 1,595.04 1,840.43 2,085.62 2,331.21	Rate Year 1 2021-22 8 8,559.31 391.17 8 630.50 882.70 1,134.90 1,387.10 1,639.30 1,891.50 2,143.71 2,395.91	Rate Year 2 2022-23 8,781.85 401.34 9,0565 1,1164.41 1,423.17 9,1,681.93 1,1940.68 2,199.44 2,458.20 3,234.47	Rate Year 3 2023-24 9,010.18 411.77 663.71 929.20 1,194.68 1,460.17 1,725.66 1,991.14 2,256.63 2,522.11 3,318.57	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13 1,770.52 2,042.91 2,315.30 2,587.69	2025-26 9,484.80 698.68 978.15 1,257.62 1,537.09 1,816.56 2,096.03 2,375.50 2,654.97	2026-27 9,731.40 444.73 716.84 1,290.31 1,577.05 1,863.79 2,150.52 2,437.26 2,724.00	2027-28 9,984.42 456.30 735.48 1,029.67 1,323.86 1,618.05 1,912.25 2,206.44 2,500.63 2,794.82 3,677.40	\$50,000 \$150,000 \$350,000 \$450,000 \$550,000 \$550,000 \$750,000 \$850,000 \$850,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89 64.70	rmland Rates Year 2 222.54 10.17 16.39 22.95 29.51 36.06 42.62 49.18 55.74 62.29 81.97	- without prop 228.33 10.43 16.82 23.55 37.00 43.73 50.46 57.19	Year 4 Year 234.26 240 10.71 10 17.26 11 24.16 22 37.96 33 44.87 44 51.77 53 58.67 66 65.57 66 86.28 86 20.80 122	r 5 Year 6 0.36 246.60 0.98 11.27 7.71 18.17 4.79 25.43 1.87 32.70 8.95 39.96 0.03 47.23 3.12 54.50 0.20 61.76 7.28 69.03 8.53 90.83	0 253.02 7 11.56 7 18.64 3 26.09 0 33.55 5 41.00 3 48.46 0 55.91 5 63.37 3 70.82 3 93.19 5 130.47	Ordinary F -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6	rr 3 Year 50% 2.60 50% 2.60	4 Year 5 1% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89 64.70 85.13	Farmland Ra Year 2 100.71 33.25 33.42 46.79 60.16 73.52 86.89 100.26 113.63 126.99 167.10	Year 3 329.04 43.69 50.24 70.33 90.43 110.53 130.62 150.72 170.81 190.91 251.19	Year 4 563.31 54.39 67.50 94.49 121.49 148.49 175.49 202.49 202.49 229.48 256.48 337.48	Year 5 803.66 65.38 85.20 119.28 153.36 187.44 221.52 255.60 289.68 323.76 426.00 596.40	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41 268.75 310.10 351.44 392.79 516.83 723.56	1,303.28 88.21 122.00 170.81 249.61 268.41 317.21 366.01 444.81 463.62 610.02	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19%	Year 4) 6.49% 14.78% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85
Land Value \$0 to \$99,999 \$100,000 to \$199,999 \$300,000 to \$199,999 \$300,000 to \$399,999 \$500,000 to \$599,999 \$600,000 to \$599,999 \$600,000 to \$799,999 \$600,000 to \$799,999 \$500,000 to \$799,999 \$500,000 to \$799,999 \$500,000 to \$799,999 \$1,000,000 to \$1,999,999	Number of property assessments in this valuation range as per	Land value (for calculation of rates) \$50,000 \$250,000 \$350,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$550,000 \$350,000 \$350,000 \$12,250,000	Year 0 (Current Rate) 2020-21 8,681.13 366.09 613.48 858.87 1,104.26 1,349.65 1,595.04 1,840.43 2,085.82 2,331.21 3,067.38 4,294.33	Rate Year 1 2021-22 8,559.31 391.77 630.50 882.70 61,134.90 1,134.90 1,387.10 1,891.50 2,2143.71 2,395.91 3,152.51 4,413.51 4,413.51	Rate Year 2 2022-23 8,781.85 401.34 9 905.65 1,164.41 1,423.17 1,681.93 9 1,940.46 2,199.44 2,458.20 3,234.47 4,528.26	Rate Year 3 2023-24 9,010.18 411.77 663.71 1,725.66 1,194.68 1,460.17 1,256.63 2,522.11 3,318.57 4,646.00	2024-25 9,244.44 422.48 680.97 953.36 1,225.75 1,498.13 1,770.52 2,042.91 2,315.30 2,587.69 3,404.85 4,766.79	2025-26 9,484.80 433.46 608.68 978.15 1,257.62 1,537.09 1,816.56 2,096.03 2,375.50 2,654.97 3,493.38 4,890.73	2026-27 9,731.40 444.73 716.84 1,003.68 1,290.31 1,577.05 1,863.79 2,150.52 2,437.26 2,724.00 3,584.21 5,017.89	2027-28 9,984.42 466.30 735.48 1,029.67 1,323.86 1,618.05 1,912.25 2,206.43 2,794.82 3,677.40 5,148.35	\$50,000 \$150,000 \$350,000 \$450,000 \$550,000 \$550,000 \$750,000 \$850,000 \$850,000 \$1,250,000 \$1,250,000	Ordinary Fa Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89 64.70 85.13 119.19	Year 2 222.54 10.17 16.39 22.95 29.51 36.06 42.62 49.18 55.74 62.29 81.97 114.75	- without proj 228.33 10.43 16.82 23.55 30.27 37.00 43.73 50.46 57.19 63.91 84.10 117.73 168.19	Year 4 Year 234.26 240 10.71 10 17.26 12 31.06 33 37.96 34 51.77 55 58.67 66 65.57 67 86.58 88 120.80 122.57	r 5 Year 6 0.36 246.60 0.98 11.27 7.71 18.17 4.79 25.43 1.87 32.70 8.95 39.96 6.03 47.23 3.12 54.50 0.20 61.76 7.28 69.03 8.53 90.83 3.94 127.16	0 253.02 7 11.56 7 18.64 3 26.09 0 33.55 5 41.00 3 48.46 0 55.91 5 63.37 3 70.82 3 93.19 5 130.47 5 186.38	Ordinary I Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Year 2 Yea 2.60% 2.6	rr 3 Year 50% 2.60 50% 2.60	4 Year 5 1% 2.60%	Year 6 Year 7 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60% 2.60%	Ordinary I Year 1 - 121.83 23.08 17.03 23.84 30.65 37.46 44.27 51.08 57.89 64.70 85.13 119.19	Farmland Ra 100.71 33.25 33.42 46.79 60.16 73.52 86.89 100.26 113.63 126.99 167.10 233.94	Year 3 329.04 43.69 50.24 70.33 90.43 110.53 130.62 150.72 170.81 190.91 251.19 351.67 502.39	Year 4 563.31 54.39 67.50 94.49 121.49 148.49 122.49 202.49 202.49 229.48 337.48 472.47 674.95	Year 5 803.66 65.38 85.20 119.28 153.36 187.44 221.52 255.60 289.68 323.76 426.00 596.40	Year 6 1,050.27 76.65 103.37 144.71 186.06 227.41 268.75 310.10 351.44 392.79 516.83 723.56 1,033.66	1,303.28 88.21 122.00 170.81 219.61 266.41 317.21 366.01 414.81 463.62 610.02 854.03 1,220.04	Ordinary F Year 1 -1.40% 6.27% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78% 2.78%	Farmland F Year 2 1.16% 9.03% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45% 5.45%	Year 3 3.79% 11.87% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19% 8.19%	Year 4) 6.49% 14.78% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00% 11.00%	Year 5 9.26% 17.76% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89% 13.89%	Year 6 Year 12.10% 15.01 20.82% 23.96 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85 16.85% 19.85

WORKSHEET 6

PROPOSED ADDITIONAL SPECIAL VARIATION INCOME AND EXPENDITURE

All dollars in nominal terms

This sheet shows how the council proposes to use the additional income from the special variation. Enter the proposed spending over 10 years under each of the headings as relevant.

For additional SV income in years beyond the period of the proposed special variation, we increase the income after the final year of the variation by the assumed rate peg of 2.5% in each of the future years. i.e. multiply by 1.025 each year.

Note: Columns G to P are formatted black if no data are required for a temporary SV. They will also display black before information has been entered regarding the proposed SV (WK 1 - Identification)

	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Sum of 10 vears
	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	
Income	\$ nominal per y	vear									
Proposed SV income above rate peg	495,212	507,593	520,283	533,290	546,622	560,287	574,295	588,652	603,368	618,452	5,548,054
Operating balance	\$ nominal per y	vear									
Change in Operating Balance due to proposed SV	-647,439	-651,066	-654,755	-658,503	-661,312	-665,181	-669,110	-672,099	-675,147	-678,255	-6,632,868
Operating expenses (including loan inte	rest costs)	:	\$ nominal per ye	ar							
Fund existing service levels (eg, libraries)											0
											0
Fund new/enhanced service levels (eg, sustaina New Corowa Aquatic Centre	bility program) 1,142,651	1,158,659	1,175,037	1,191,793	1,207,934	1,225,469	1,243,405	1,260,751	1,278,516	1,296,707	0 12,180,922 0
Annual total Cumulative totals by year	1,142,651 1,142,651	1,158,659 2,301,310	1,175,037 3,476,347	1,191,793 4,668,140	1,207,934 5,876,074	1,225,469 7,101,543	1,243,405 8,344,948	1,260,751 9,605,699	1,278,516 10,884,215	1,296,707 12,180,922	12,180,922
Capital expenditure	\$ nominal per y	vear									
Renewals:											
last	2	2		F							0 0 14
New assets	2	3	4	5							14
											0
last	2	3	4	5							14
Annual total Cumulative totals by year	4	6 10	8 18	10 28	0 28	0 28	0 28	0 28	0 28	0 28	28
Other uses of proposed SV income		anavmanta trar	oforo to record	a)		s nominal per y					
other uses of proposed of meome	(eg, ioan principar i	epayments, trai		· · ·							
last											0 0 0
Annual total Cumulative totals by year	0	0 0	0 0	0							
Total	\$ nominal per y	/ear	1					1			
Total use of proposed SV income Difference between additional SRV	1,142,655	1,158,665	1,175,045	1,191,803	1,207,934	1,225,469	1,243,405	1,260,751	1,278,516	1,296,707	12,180,950
income and its uses	-647,443	-651,072	-654,763	-658,513	-661,312	-665,181	-669,110	-672,099	-675,147	-678,255	-6,632,896

WORKSHEET 7

FINANCIAL INFORMATION

All dollars in nominal terms (\$'000)

This sheet captures the council's historical financial information as reported in its financial statements. and forecasts of selected balance sheet items for financial ratios

Income statement		\$'000 nominal per	year
	2017-18	2018-19	2019-20
Income			
Rates and Annual Charges	13,628	14,062	14,669
User Charges & Fees	8,383	9,703	8,299
Interest and Investment Revenues	1,176	1,132	603
Other Revenues	588	779	518
Grants & Contributions Op purposes	11,412	16,838	16,372
Grants & Contributions Capital purposes	4,320	5,917	8,753
Other Income (items excluded from ratio analyis)			
Net gains asset sales	327	0	0
Fair value gains	0	0	0
Joint Ventures and Associated Entities	0	0	0
Total Income	39,834	48,431	49,214
Income excluding Cap. Grants & Contrib. Income excl cap grants & cont.; net gains from asset disposal; profit on profit on joint ventures; and fair value	35,514	42,514	40,461
gains –	35,187	42,514	40,461
Expenses	10.000	10.000	44.007
Employee Benefits & On-costs	10,990	13,029	14,287
Borrowing Costs (i.e. interest costs)	209	277	271
Materials & Contracts	8,633	10,625	15,445
Depreciation & Amortisation	10,520	10,354	11,067
Impairment	3,453	6,392	0
Other Expenses	3,481	3,838	3,578
Interest & Investment losses			
Other Expenses (items excluded from ratio analyis)	0	3,658	5,494
Net loss from disposal of assets Fair value losses	0		
Joint Ventures and Associated Entities	0	0	0
Total Expenses	37,286	48,173	50,142
	37,286	48,173	50,142
Expenses excluding investment losses	37,200	40,173	50,142
Total expenses continuing operations excl net loss from asset disposals, joint ventures and fair value adjustments	37,286	44,515	44,648
Operating result from continuing operations	2,548	258	-928
Net operating result before Cap. Grants & Contrib from asset sales, profit on joint ventures and fair value adjustments	-1,772 -2.099	-5,659 -2,001	-9,681 -4,187
Operating Performance Ratio ^a	-6.0%	-4.7%	-10.3%

a. Net Operating Balance (excl Cap. Grants & Contrib. and net gains from asset sales etc) as % income (excl Cap. Grants & Contrib. and net gains from asset sales etc)

Borrowing costs and repayments		\$'000 nominal per	year
Source: Cash flow statement			
	2017-18	2018-19	2019-20
Borrowing costs	209	277	271
Repayment of borrowings and advances	95	101	108

2017-18	2018-19	2019-20
2017-18	2018-19	2019-20
80.52%	111.68%	88.43%
4.55%	8.06%	8.01%
72.13%	79.55%	89.92%
	4.55%	4.55% 8.06%

Cash and investments	\$'000 nominal
Source: Note 6a, 6b, 6c	
	2019-20
6a - Cash and cash equivalents	
Cash on hand and at bank	1,162
Cash-equivalent assets	14,425
Total	15,587
6b - Investments	
Current	13,904
Non-current	0
Total	13,904
Total cash, cash equivalents, and investments	29,491
6c Restricted cash, cash equivalents, and investments	
External restrictions	21,045
Internal restrictions	6,521
Unrestricted	1,925
Total	29,491
check = 0	0

Balance sheet extrac	t (General fund) - historical and forecasts for SV scenario	\$'000 nominal											
Sources: Notes to finan	cial statements and Council's Long Term Financial Plan (LTFP)	Actual	Forecast										
		2019-20	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31
Assets													
Cash & Cash Equivalents	Current	15,587	-398	-1,000	-1,125	-224	-157	837	3,202	2,873	4,259	5,087	5,806
Receivables	Current	8,763	2,369	2,413			2,450			2,385	2,452		
Receivables	Non-current	60	60	2,410	60		2,400		2,000		60		2,00
Investments	Current	13,904	0	0	0	0	0	0	0	0	0	0	C
Investments	Non-current	0	0	0	0	0	0	0	0	0	0	0	C
Liabilities													
Payables	Current	5,647	1,513	1,513	1,523	1,580	1,630	1,675	1,701	1,760	1,815	1,858	1,898
Payables	Non-current	0	0	0	0	0	0	0	0	0	0	0	C
Borrowing	Current	368	302	315	327	341	355	369		400	416	255	266
Borrowing	Non-current	6,092	8,679	8,365	8,037	7,697	7,342	6,973	6,589	6,189	5,773	5,518	5,253

WORKSHEET 8

LONG TERM FINANCIAL PLAN - SV SCENARIO AND BASE CASE

All dollars in nominal terms

This sheet shows how the council's Long Term Financial Plan reflects the impact of the proposed special variation versus its base case (no special variation). Enter the figures from the most recent Long Term Financial Plan over 10 years under each of the headings as relevant. Add rows if necessary.

In the last table, please enter the key assumptions relating to the Long Term Financial Plan. Please ensure that these figures match the latest version of the Long Term Financial Plan provided with the application and that these figures are for the GENERAL FUND ONLY.

SCENARIO 1: Proposed additional SV income a	ind expenditure													
	Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Sum of 10 years	Change over 1	0 years
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31		\$	%
ncome from continuing operations	\$ nominal pe	r year	,											
Revenue:														
Rates & Annual Charges	14,875,141	15,490,838	16,171,142	16,587,020	17,013,597	17,450,541	17,898,710	18,359,031	18,831,195	19,314,834	19,810,899	176,927,807	4,935,757	33.18
Jser Charges & Fees	8,994,593	9,775,531	10,004,859	10,392,529	10,654,757	10,947,287	11,342,885	11,655,537	11,953,295	12,270,886	12,577,446	111,575,013	3,582,853	39.83
nterest & Investment Revenue	457,477	468,607	480,014	491,722	503,724	516,008	528,600	541,524	554,771	568,331	582,229	5,235,529	124,752	27.27
Other Revenues	133,869	147,669	158,706	171,101	180,539	190,163	196,580	204,241	214,389	503,137	513,704	2,480,229	379,836	283.74
Grants & Contributions Op Purposes	12,217,715	12,344,055	4,874,322	5,004,727	5,137,124	5,271,360	5,407,644	5,546,201	5,686,877	5,829,507	5,974,316		-6,243,398	-51.10
Grants & Contributions Capital Purposes	4,579,064	4,827,936	8,787,007	9,679,058	15,171,693	13,230,064	15,703,759	12,399,499	10,580,155	8,447,927	7,424,726	106,251,823	2,845,661	62.15
include additional items here> Other Income (items excluded from ratio analyis)												0	0	0.00
Net share of profit on joint ventures												0	0	0.00
Fair value gains												0	0	0.00
Net gains from disposal of assets	278,400	278,400	278,400	278,400	278,400	278,400	278,400	278,400	278,400			2,227,200	-278,400	-100.00
Total Income Continuing Operations	41,536,259	43,333,036	40,754,451	42,604,556	48,939,833	47,883,824	51,356,579	48,984,434	48,099,081	46,934,622	46,883,321	465,773,735	5,347,061	12.879
ncome excluding capital grants and contributions	36,957,195	38,505,100	31,967,443	32,925,499	33,768,140	34,653,760	35,652,820	36,584,935	37,518,926	38,486,695	39,458,595	359,521,912	2,501,400	6.77
ncome excluding capital grants and														
contributions, net gains from asset disposals,														
profit on joint ventures and fair value gains	36,678,795	38,226,700	31,689,043	32,647,099	33,489,740	34,375,360	35,374,420	36,306,535	37,240,526	38,486,695	39,458,595	357,294,712	2,779,800	7.58
Expenses from continuing operations	\$ nominal pe	r year	I			I	I		I	I			1	
Employee Benefits & On-costs	13,329,976	13,251,821	13,417,517	13,803,070	14,197,423	14,511,739	14,922,284	15,289,566	15,731,149	16,086,022	16,426,552	147,637,143	3,096,576	23.23
Borrowing Costs (i.e. interest costs)	486,316	466,250	452,033	508,864	562,085	604,882	571,871	537,515	501,759	464,547	434,539	5,104,343	-51,777	-10.65
Materials & Contracts	11,071,225	10,639,215	10,911,048	11,200,618	11,475,277	11,766,447	11,786,362	12,216,847	12,434,348	12,816,836	13,107,056	118,354,054	2,035,831	18.39
Depreciation & Amortisation	10,225,252	10,455,182	10,710,141	10,889,383	11,064,127	11,269,504	11,378,066	11,713,807	11,909,495	12,148,153	12,221,585	113,759,443	1,996,333	19.52
Other Expenses	3,400,569	3,616,632	3,710,452	3,977,421	4,458,409	4,750,353	5,122,049	5,524,531	5,913,453	6,287,910	6,459,350		3,058,781	89.95
<pre>sinclude additional items here> Other Expenses (items excluded from ratio analyis)</pre>	-,,	-,	-,,	-,,	.,,	.,,	-,,	-,,	-,,	-,,	-,,	0	0	0.00
Net loss on joint ventures														0.00
Fair value losses												0	0	0.00
Net loss from disposal of assets												0		0.00
												0	0	0.00
Fotal expenses continuing operations	38,513,338	38,429,100	39,201,191	40,379,355	41,757,321	42,902,925	43,780,632	45,282,265	46,490,205	47,803,467	48,649,082	434,675,543	10,135,744	26.32
excluding net loss from asset disposals, joint														
ventures and fair value losses	38,513,338	38,429,100	39,201,191	40,379,355	41,757,321	42,902,925	43,780,632	45,282,265	46,490,205	47,803,467	48,649,082	434,675,543	10,135,744	26.329
Operating results	\$ nominal pe	r year	1		1	1	1			I			1	
Operating result from continuing operations	3,022,921	4,903,935	1,553,260	2,225,201	7,182,513	4,980,898	7,575,946	3,702,169	1,608,876	-868,845	-1,765,761	31,098,192	-4,788,682	-158.419
Net operating result before capital grants		. , .	. , .	- /						, -	. , .			
& contributions	-1,556,143	76,000	-7,233,747	-7,453,857	-7,989,180	-8,249,166	-8,127,813	-8,697,330	-8,971,279	-9,316,772	-9,190,487	-75,153,632	-7,634,344	490.59
Net operating result before capital grants &														
contributions, gains/losses on asset														
lisposals, gains/losses on joint ventures and air value adjustments	-1,834,543	-202,400	-7,512,147	-7,732,257	-8,267,580	-8,527,566	-8,406,213	-8,975,730	-9,249,679	-9,316,772	-9,190,487	-77,380,832	-7,355,944	400.97
	- 1,034,343	-202,400	-1,512,147	-1,132,237	-0,207,300	-0,527,500	-0,400,213	-0,37 3,7 30	-3,243,079	-3,510,772	-3,130,407	-11,000,002	-1,000,044	400.97
ncrease in rates and annual charges										I			1	
Increase in rates and annual charges		615,697	680,304	415,878	426,577	436,944	448,170	460,321	472,163	483,639	496,065	4,935,757		
6 Increase in rates and annual charges		4.14%	4.39%	2.57%	2.57%	2.57%	2.57%	2.57%	2.57%	2.57%	2.57%			

SCENARIO 2: Base case - no SV income or expe	nditure											
	Year 0	Year 1	Year 2	Year 3	Year 4 2024-25	Year 5 2025-26	Year 6 2026-27	Year 7 2027-28	Year 8	Year 9	Year 10	Sum of 10 years
ncome from continuing operations	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	
Revenue:					I							
Rates & Annual Charges	14,875,141	15,257,004	15,648,673	16,050,957	16,463,587	16,886,241	17,319,748	17,765,006	18,221,714	18,689,518	19,169,335	171,471,782
User Charges & Fees	8,994,593			10,392,529	10,654,757	10,947,287	11,342,885	11,655,537	11,953,295	12,270,886	12,577,446	111,575,013
nterest & Investment Revenue	457,477	468,607	480,014	491,722	503,724	516,008	528,600	541,524	554,771	568,331	582,229	5,235,529
Other Revenues	412,269	426,069	437,106	449,501	458,939	468,563	474,980	482,641	492,789	503,137	513,704	4,707,429
Grants & Contributions Op Purposes	12,217,715	12,344,055	4,874,322	5,004,727	5,137,124	5,271,360	5,407,644	5,546,201	5,686,877	5,829,507	5,974,316	61,076,134
Grants & Contributions Capital Purposes	4,579,064	4,827,936	8,787,007	9,679,058	15,171,693	13,230,064	15,703,759	12,399,499	10,580,155	8,447,927	7,424,726	106,251,823
<include additional="" here="" items=""></include>												0
Other Income (items excluded from ratio analyis)												
let share of profit on joint ventures												0
air value gains												0
let gains from disposal of assets												0
otal Income Continuing Operations	41,536,259	43,099,202	40.231,981	42,068,493	48,389,823	47,319,523	50,777,616	48,390,408	47,489,600	46,309,305	46,241,757	460,317,710
ncome excluding capital grants and contributions	36,957,195	38,271,266	31,444,974	32,389,436	33,218,130	34,089,459	35,073,858	35,990,909	36,909,445	37,861,379	38,817,031	354,065,887
ncome excluding capital grants and												
contributions, net gains from asset disposals,												
profit on joint ventures and fair value gains	36,957,195	38,271,266	31.444.974	32.389.436	33,218,130	34,089,459	35,073,858	35.990.909	36,909,445	37.861.379	38,817,031	354,065,887
, 3			.,,		,,	- , ,	,,	,,	,,,			
expenses from continuing operations												
mployee Benefits & On-costs	13,329,976	13,251,821	13,417,517	13,803,070	14,197,423	14,511,739	14,922,284	15,289,566	15,731,149	16,086,022	16,426,552	147,637,143
Borrowing Costs (i.e. interest costs)	486,513	466,440	452,216	509,040	562,253	605,042	572,022	537,658	501,893	464,672	434,654	5,105,890
Aaterials & Contracts	11,071,225	10,639,215		11,200,618	11,475,277	11,766,447	11,786,362	12,216,847	12,434,348	12,816,836	13,107,056	118,354,054
epreciation & Amortisation	10,225,252	10,455,182		10,889,383	11,064,127	11,269,504	11,378,066	11,713,807	11,909,495	12,148,153	12,221,585	113,759,443
Other Expenses	3,400,569	3,616,632		3,977,421	4,458,409	4,750,353		5,524,531	5,913,453	6,287,910	6,459,350	49,820,560
include additional items here>												0
Other Expenses (items excluded from ratio analyis)												
let loss on joint ventures												0
air value losses												0
let loss from disposal of assets												0
Fotal expenses continuing operations	38,513,535	38,429,290	39,201,374	40,379,531	41,757,489	42,903,086	43,780,784	45,282,408	46,490,340	47,803,592	48,649,197	434,677,090
			, ,	, ,			, ,		, ,			
excluding net loss from asset disposals, joint	00 540 505			40.070.504	44 757 400	40.000.000	40 700 704	45 000 400		17 000 500	10 0 10 107	404 077 000
entures and fair value losses	38,513,535	38,429,290	39,201,374	40,379,531	41,757,489	42,903,086	43,780,784	45,282,408	46,490,340	47,803,592	48,649,197	434,677,090
Operating results				J	I	J						1
Departing requiling the continuing encretions	2 022 724	4 660 011	1 020 607	1 699 060	6 622 225	4 446 429	6 006 022	2 102 000	000.000	1 404 207	0 407 440	25 640 620
Operating result from continuing operations	3,022,724	4,669,911	1,030,607	1,688,962	6,632,335	4,416,438	6,996,832	3,108,000	999,260	-1,494,287	-2,407,440	25,640,620
Net operating result before capital grants & contributions	-1,556,340	-158,024	-7,756,400	-7,990,095	-8,539,359	-8,813,626	-8,706,927	-9,291,499	-9,580,894	-9,942,213	-9,832,166	-80,611,203
	-1,550,540	-130,024	-7,730,400	-7,330,033	-0,000,000	-0,013,020	-0,700,327	-5,251,455	-3,300,034	-3,342,213	-3,032,100	-00,011,203
let operating result before capital grants & ontributions, gains/losses on asset												
lisposals, gains/losses on joint ventures and												
air value adjustments	-1,556,340	-158,024	-7,756,400	-7,990,095	-8,539,359	-8,813,626	-8,706,927	-9,291,499	-9,580,894	-9,942,213	-9,832,166	-80,611,203
-	.,000,040		.,. 30,100	.,,	2,230,000	0,010,020	5,. 50,021	5,251,100	0,000,004	5,5 12,2 10	0,002,100	
ncrease in rates and annual charges												1
Increase in rates and annual charges		381,863	391,669	402,284	412,629	422,654	433,508	445,257	456,708	467,804	479,818	4,294,194
6 Increase in rates and annual charges		2.57%	2.57%	2.57%	2.57%	2.57%	2.57%	2.57%	2.57%	2.57%	2.57%	
a managoo mara anna anna onargoo	1	2.01/0	2.01/0	2.01/0	2.0170	2.01/0	2.01/0	2.01 /0	2.01/0	2.01/0	2.01/0	20.07/0

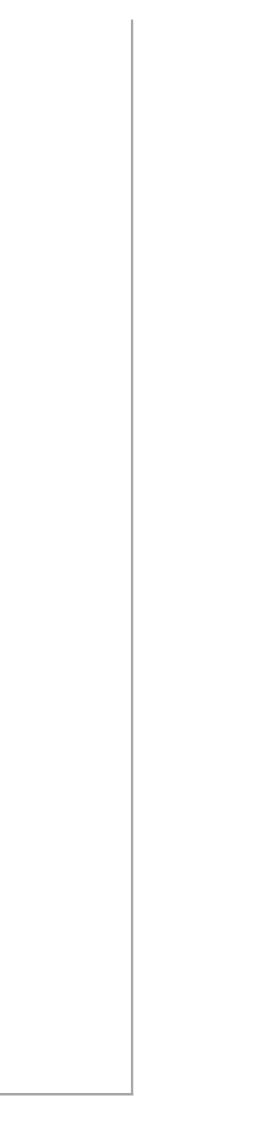
Channe aven 40	
Change over 10 \$	years %
•	
4 00 4 40 4	00.070/
4,294,194 3,582,853	28.87% 39.83%
124,752	27.27%
101,436	24.60%
-6,243,398	-51.10%
2,845,661	62.15%
0	0.00%
0	0.00%
0	0.00%
0	0.00%
4,705,498	11.33%
1,859,837	5.03%
1,000,001	0.0070
1,859,837	5.03%
0 000 570	00.000
3,096,576	23.23%
-51,858	-10.66%
2,035,831	18.39%
1,996,333	19.52%
3,058,781	89.95%
0	0.00%
0	0.00%
0	0.00%
0	0.00%
10,135,662	26.32%
10,135,662	26.32%
-5,430,164	-179.64%
-3,430, 104	-1/9.04%
-8,275,826	531.75%
-8,275,826	531.75%

	Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Sum of 10 years
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	Sum of 10 years
ncome from continuing operations	1010 11							1011 10		1010 00	2000 01	
Revenue:												
Rates & Annual Charges	14,875,141	15,257,004	15,648,673	16,050,957	16,463,587	16,886,241	17,319,748	17,765,006	18,221,714	18,689,518	19,169,335	171,471,782
Jser Charges & Fees	8,994,593	9,775,531	10,004,859	10,392,529	10,654,757	10,947,287	11,342,885	11,655,537	11,953,295	12,270,886	12,577,446	111,575,013
nterest & Investment Revenue	457,477	468,607	480,014	491,722	503,724	516,008	528,600	541,524	554,771	568,331	582,229	5,235,529
Other Revenues	412,269	426,069	437,106	449,501	458,939	468,563	474,980	482,641	492,789	503,137	513,704	4,707,429
Grants & Contributions Op Purposes	12,217,715	· · ·	4,874,322	5,004,727	5,137,124	5,271,360	5,407,644	5,546,201	5,686,877	5,829,507	5,974,316	61,076,134
Grants & Contributions Capital Purposes		4,827,936	8,787,007	9,679,058	15,171,693	13,230,064	15,703,759	12,399,499	10,580,155	8,447,927	7,424,726	106,251,823
<pre>sinclude additional items here></pre>	4,579,064	4,027,930	0,707,007	9,079,030	15,171,095	13,230,004	15,703,759	12,399,499	10,560,155	0,447,927	7,424,720	100,251,023
Other Income (items excluded from ratio analyis)	0	U U	0	Ű	0	0	0	0	0	0	0	
	0		0	_	0	0			0	0	0	
let share of profit on joint ventures	0	0	0	0	0	0	0	0	0	0	0	
air value gains	0	0	0	0	0	0	0	0	0	0	0	
let gains from disposal of assets	0	0	0	0	0	0	0	0	0	0	0	(
otal Income Continuing Operations	41,536,259	43,099,202	40,231,981	42,068,493	48,389,823	47,319,523	50,777,616	48,390,408	47,489,600	46,309,305	46,241,757	460,317,710
ncome excluding capital grants and contributions	36,957,195	38,271,266	31,444,974	32,389,436	33,218,130	34,089,459	35,073,858	35,990,909	36,909,445	37,861,379	38,817,031	354,065,887
		, ,	, ,									
ncome excluding capital grants and												
contributions, net gains from asset disposals,												
profit on joint ventures and fair value gains	36,957,195	38.271.266	31,444,974	32,389,436	33,218,130	34,089,459	35,073,858	35,990,909	36,909,445	37,861,379	38,817,031	354,065,887
	50,557,155	50,271,200	51,444,574	52,505,450	55,210,150	34,003,433	55,075,050	55,550,505	30,303,443	57,001,575	50,017,051	554,005,007
xpenses from continuing operations												
mployee Benefits & On-costs	13,329,976	13,251,821	13,417,517	13,803,070	14,197,423	14,511,739	14,922,284	15,289,566	15,731,149	16,086,022	16,426,552	147,637,143
orrowing Costs (i.e. interest costs)	486,316	466,250	452,033	508,864	562,085	604,882	571,871	537,515	501,759	464,547	434,539	5,104,343
laterials & Contracts	11,071,225	10,639,215	10,911,048	11,200,618	11,475,277	11,766,447	11,786,362	12,216,847	12,434,348	12,816,836	13,107,056	118,354,054
epreciation & Amortisation	10,225,252	10,455,182	10,710,141	10,889,383	11,064,127	11,269,504	11,378,066	11,713,807	11,909,495	12,148,153	12,221,585	113,759,443
ther Expenses		3,616,632	3,710,452	3,977,421	4,458,409	4,750,353	5,122,049	5,524,531	5,913,453	6,287,910	6,459,350	
include additional items here>	3,400,569	3,010,032	3,710,452	3,977,421	4,450,409	4,750,555	5,122,049	5,524,551	5,915,455	0,207,910	0,459,550	49,820,56
other Expenses (items excluded from ratio analyis)	0	0	0	0	U	0	0	0	0	0	0	
				_							0	
let loss on joint ventures	0	0	0	0	0	0	0	0	0	0	0	
air value losses	0	0	0	0	0	0	0	0	0	0	0	
let loss from disposal of assets	0	0	0	0	0	0	0	0	0	0	0	(
otal expenses continuing operations	38,513,338	38,429,100	39,201,191	40,379,355	41,757,321	42,902,925	43,780,632	45,282,265	46,490,205	47,803,467	48,649,082	434,675,543
xcluding net loss from asset disposals, joint												
entures and fair value losses	38,513,338	38,429,100	39.201.191	40,379,355	41,757,321	42,902,925	43,780,632	45,282,265	46,490,205	47,803,467	48,649,082	434,675,543
			,,	,,	,	,,.	,	,,	,	,,	,	
operating results	I											
Operating result from continuing operations	3,022,921	4,670,102	1,030,791	1,689,138	6,632,503	4,416,598	6,996,984	3,108,143	999,395	-1,494,162	-2,407,325	25,642,167
let operating result before capital grants	, ,				, ,				,			
contributions	-1,556,143	-157,834	-7,756,217	-7,989,919	-8,539,191	-8,813,466	-8,706,775	-9,291,356	-9,580,760	-9,942,088	-9,832,050	-80,609,656
	1,000,140	107,004	1,100,211	1,000,010	0,000,101	0,010,400	0,100,110	0,201,000	0,000,100	0,042,000	0,002,000	
ontributions, gains/losses on asset												
isposals, gains/losses on joint ventures and												
air value adjustments	-1,556,143	-157,834	-7,756,217	-7,989,919	-8,539,191	-8,813,466	-8,706,775	-9,291,356	-9,580,760	-9,942,088	-9,832,050	-80,609,656
crease in rates and annual charges					I	I						
In an and a second second second		204.000	004.000	400.004	440.000	100.051	400 500	445.057	450 700	407 004	470.040	4 00 4 40
Increase in rates and annual charges		381,863	391,669	402,284	412,629	422,654	433,508 2.57%	445,257 2.57%	456,708 2.57%	467,804 2.57%	479,818 2.57%	
6 Increase in rates and annual charges		2.57%	2.57%	2.57%	2.57%	2.57%	2 57%	257%	2 57%	2 5 7 %	2 57%	28.87%

Change over 1	0 years
\$	%
4,294,194 3,582,853 124,752 101,436 -6,243,398 2,845,661 0	28.87% 39.83% 27.27% 24.60% -51.10% 62.15% 0.00%
0 0 0	0.00% 0.00% 0.00%
4,705,498	11.33%
1,859,837	5.03%
1,859,837	5.03%
3,096,576 -51,777 2,035,831 1,996,333 3,058,781 0	23.23% -10.65% 18.39% 19.52% 89.95% 0.00%
0 0 0	0.00% 0.00% 0.00%
10,135,744	26.32%
10,135,744	26.32%
-5,430,246	-179.64%
-8,275,907	531.82%
-8,275,907	531.82%

	Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Sum of 10 year
	2020-21	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31	
ncome from continuing operations												
Revenue:												
Rates & Annual Charges	0	233,834	522,469	536,063	550,010	564,300	578,962	594,026	609,481	625,316	641,563	5,456,02
User Charges & Fees	0	0	0	0	0	0	0	0	0	0	0	
nterest & Investment Revenue	0	0	0	0	0	0	0	0	0	0	0	
Other Revenues	-278,400	-278,400	-278,400	-278,400	-278,400	-278,400	-278,400	-278,400	-278,400	0	0	-2,227,20
Grants & Contributions Op Purposes	0	0	0	0	0	0	0	0	0	0	0	
Grants & Contributions Capital Purposes	0	o	ol	o	0	0	0	0	0	o	0	
<include additional="" here="" items=""></include>	0	0	o	0	0	0	0	0	0	0	0	
Other Income (items excluded from ratio analyis)	-	-	-	-	-	-	_	-	_	_		
Net share of profit on joint ventures	0	0	ol	0	0	0	0	0	0	0	0	
Fair value gains	Ő	0	ő	0	ů 0	0	0	ő	0	0	0	
Net gains from disposal of assets	278,400	278,400	278,400	278,400	278,400	278,400	278,400	278,400	278,400	0	0	2,227,20
Net gains non disposal of assets	270,400	270,400	270,400	270,400	270,400	270,400	270,400	270,400	270,400	Ŭ	0	2,227,20
Total Income Continuing Operations	0	233,834	522,469	536,063	550,010	564,300	578,962	594,026	609,481	625,316	641,563	5,456,02
Income excluding capital grants and												
contributions	0	233,834	522,469	536,063	550,010	564,300	578,962	594,026	609,481	625,316	641,563	5,456,02
Income excluding capital grants and												
contributions, net gains from asset disposals,	-278,400	-44,566	244,069	257,663	271,610	285,900	300,562	315,626	331,081	625,316	641,563	3,228,82
Expenses from continuing operations				I								1
Employee Benefits & On-costs	0	0	0	0	0	0	0	0	0	0	0	
Borrowing Costs (i.e. interest costs)	-197	-190	-183	-176	-168	-160	-152	-143	-134	-125	-115	-1,54
Materials & Contracts	0	0	0	0	0	0	0	0	0	0	0	
Depreciation & Amortisation	0	0	0	0	0	0	0	0	0	0	0	
Other Expenses	0	0	0	0	0	0	0	0	0	0	0	
<include additional="" here="" items=""></include>	0	0	0	0	0	0	0	0	0	0	0	
Other Expenses (items excluded from ratio analyis)												
Net loss on joint ventures	0	0	0	0	0	0	0	0	0	0	0	
Fair value losses	0	0	0	0	0	0	0	0	0	0	0	
Net loss from disposal of assets	0	0	0	0	0	0	0	0	0	0	0	
Total expenses continuing operations	-197	-190	-183	-176	-168	-160	-152	-143	-134	-125	-115	-1,54
Operating results												
			1			I						
Operating result from continuing operations	197	234,024	522,652	536,239	550,178	564,461	579,114	594,169	609,615	625,441	641,679	5,457,57
Net operating result before capital grants												
& contributions		234,024	522,652	536,239	550,178	564,461	579,114	594,169	609,615	625,441	641,679	5,457,57
Vet operating result before capital grants &												
contributions, gains/losses on asset												
disposals, gains/losses on joint ventures and												
fair value adjustments	-278,203	-44,376	244,252	257,839	271,778	286,061	300,714	315,769	331,215	625,441	641,679	3,230,37
ncrease in rates and annual charges			I									
Increase in rates and annual charges		233,834	288,635	13,594	13,947	14,290	14,662	15,063	15,455		16,247	641,5
% Increase in rates and annual charges	1 1	1.57%	1.82%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%		0.00%	

Key assumptions	(pleas	(please enter assumed % figure for each year)													
-		Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10				
		2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	2029-30	2030-31				
Growth in labour costs															
Scenario 1: Proposed (with SV)	% pa	-0.59%	1.25%	2.87%	2.86%	2.21%	2.83%	2.46%	2.89%	2.26%	2.12%				
Scenario 2 - Base case (no SV)	% pa	-0.59%	1.25%	2.87%	2.86%	2.21%	2.83%	2.46%	2.89%	2.26%	2.12%				
Growth in employee numbers															
Scenario 1: Proposed (with SV)	% pa	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
Scenario 2 - Base case (no SV)	% pa	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
Growth in assessment numbers															
Scenario 1: Proposed (with SV)	% pa	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
Scenario 2 - Base case (no SV)	% pa	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
Inflation rate applied to Materials & Co	ontracts														
Scenario 1: Proposed (with SV)	% pa	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%				
Scenario 2 - Base case (no SV)	% pa	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%				
Planned operating cost savings															
Scenario 1: Proposed (with SV)	% pa	4.50%	4.45%	4.31%	4.20%	4.10%	4.05%	3.91%	3.82%	3.70%	3.67%				
Scenario 2 - Base case (no SV)	% pa	4.50%	4.45%	4.31%	4.20%	4.10%	4.05%	3.91%	3.82%	3.70%	3.67%				



WORKSHEET 9

FINANCIAL RATIOS

This worksheet captures financial ratios for three historical years as well as the current and forecast years (0 to 10) The historical ratios are calculated from information provided in Worksheet 7 and two of the forecast ratios are calculated from information entered in Worksheet 8. Please enter the forecast financial ratios in the blue input cells Enter the two compusory ratios (Infrastructure Renewals Ratio and Infrastructure Backlog Ratio) Enter the two optional ratios (Asset Maintenance Ratio and Debt Service Ratio) only if they are relevant to your Council's application, otherwise leave blank.

		His	storical rati	os	Forecast ratios											
		2017-18	2018-19	2019-20	Year 0 2020-21	Year 1 2021-22	Year 2 2022-23	Year 3 2023-24	Year 4 2024-25	Year 5 2025-26	Year 6 2026-27	Year 7 2027-28	Year 8 2028-29	Year 9 2029-30	Year 1 2030-3	
Definition	Scenario															
Net continuing operating result (excl capital grants and contributions) Total continuing operating revenue (excl. capital grants and contributions)	Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) Scenario 3: Hybrid case ^a	-6.0% -6.0% -6.0%	-4.7% -4.7% -4.7%	-10.3% -10.3% -10.3%	-5.0% -4.2% -4.2%	-0.5% -0.4% -0.4%	-23.7% -24.7% -24.7%	-23.7% -24.7% -24.7%	-24.7% -25.7% -25.7%	-24.8% -25.9% -25.9%	-23.8% -24.8% -24.8%	-24.7% -25.8% -25.8%	-24.8% -26.0% -26.0%	-26.3%	-25.3	
Total continuing operating revenue (excl all grants and contributions) Total continuing operating revenue (incl. capital grants and contributions)	Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV)	60.2% 60.2%	53.0% 53.0%	48.9% 48.9%	59.3% 59.6%	60.1% 60.2%	66.2% 66.0%	65.3% 65.1%	58.3% 58.0%	61.1% 60.9%	58.7% 58.4%	63.2% 62.9%	66.0% 65.7%			
					Please enter forecast ratios											
Asset renewals (building and infrastructure) Depreciation, amortisation and impairment (building and infrastructure)	Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV)	80.5% 80.5%	111.7% 111.7%	88.4% 88.4%	124.6% 124.6%	96.7% 96.7%	86.4% 86.4%	78.4% 78.4%	109.7% 109.7%	102.7% 102.7%	105.1% 105.1%	99.2% 99.2%	78.1% 78.1%			
and service management																
					Please ente	er forecast	ratios									
Estimated cost to bring assets to satisfactory condition Total (WDV) ^b of infrastructure, buildings, other structures, depreciable land, and improvement assets	Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV)	4.6% 4.6%	8.1% 8.1%	8.0% 8.0%	0.0%											
Actual asset maintenance Required asset maintenance	Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV)	72.1% 72.1%	79.6% 79.6%	89.9% 89.9%	Optional: Ei 0.0%	nter forecas	t ratios only	if they are	relevant to y	our council	's applicatio	n. Otherwis	e leave blar	ık		
Cost of debt service	Scenario 1: Proposed (with SV)	0.9%	0.9%	0.9%	Optional: Ei	nter forecas	t ratios only	if they are	relevant to	our council	's applicatio	n. Otherwis	e leave blar	ık		
	Net continuing operating result (excl capital grants and contributions) Total continuing operating revenue (excl. capital grants and contributions) Total continuing operating revenue (excl all grants and contributions) Total continuing operating revenue (incl. capital grants and contributions) Total continuing operating revenue (incl. capital grants and contributions) Asset renewals (building and infrastructure) Depreciation, amortisation and impairment (building and infrastructure) Ind service management Estimated cost to bring assets to satisfactory condition Total (WDV) ^b of infrastructure, buildings, other structures, depreciable land, and improvement assets Actual asset maintenance Required asset maintenance	Net continuing operating result (excl capital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 3: Hybrid case* Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) Total continuing operating revenue (incl. capital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) Asset renewals (building and infrastructure) (building and infrastructure) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) Ind service management Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) Ind service management Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) Actual asset maintenance Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV)	Definition Scenario Net continuing operating result (excl capital grants and contributions) Total continuing operating revenue (excl. capital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) -6.0% -6.0% Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 60.2% 60.2% Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 60.2% 60.2% Asset renewals (building and infrastructure) (building and infrastructure) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 80.5% 80.5% Ind service management Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 4.6% 4.6% Actual asset maintenance Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 4.6% 72.1%	Definition Scenario Net continuing operating result (excl capital grants and contributions) Total continuing operating revenue (excl capital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) -6.0% -6.0% -6.0% -4.7% Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) 60.2% 60.2% 53.0% 60.2% Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 60.2% 60.2% 53.0% 60.2% Asset renewals (building and infrastructure) (building and infrastructure) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 80.5% 80.5% 111.7% 80.5% Ind service management Estimated cost to bring assets to satisfactory condition structures, depreciable land, and improvement assets Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 4.6% 8.1% 8.1% Actual asset maintenance Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 72.1% 72.1% 79.6% 79.6%	Net continuing operating result (excl capital grants and contributions) Scenario 1: Proposed (with SV) -8.0% -4.7% -10.3% Total continuing operating revenue (excl. capital grants and contributions) Scenario 2: Base case (no SV) -6.0% -4.7% -10.3% Total continuing operating revenue (excl all grants and contributions) Scenario 3: Hybrid case* -6.0% -4.7% -10.3% Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) 60.2% 53.0% 48.9% Total continuing operating revenue (incl. capital grants and contributions) Scenario 1: Proposed (with SV) 60.2% 53.0% 48.9% Methods Asset renewals (building and infrastructure) Scenario 2 - Base case (no SV) 80.5% 111.7% 88.4% Met service management Scenario 1: Proposed (with SV) 80.5% 81.4% 8.0% Material (WDV) ^b of infrastructure, buildings, other structures, depreciable land, and improvement assets Scenario 1: Proposed (with SV) 4.6% 8.1% 8.0% Actual asset maintenance Scenario 2 - Base case (no SV) 72.1% 79.6% 89.9%	Definition Scenario Net continuing operating result (excl capital grants and contributions) Total continuing operating revenue (excl apital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) -6.0% -4.7% -10.3% -5.0% Total continuing operating revenue (excl alg grants and contributions) Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) -6.0% -4.7% -10.3% -4.2% Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) 60.2% 53.0% 48.9% 59.3% Total continuing operating revenue (incl. capital grants and contributions) Scenario 1: Proposed (with SV) (building and infrastructure) Scenario 1: Proposed (with SV) (building and infrastructure) Scenario 2: Base case (no SV) 80.5% 111.7% 88.4% 124.6% Ind service management Scenario 1: Proposed (with SV) (building and infrastructure, buildings, other structures, depreciable land, and improvement assets Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) 4.6% 8.1% 80.0% 0.0% Actual asset maintenance Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) 72.1% 79.6% 89.9% 0.0%	Definition Scenario Year 1 2017-18 2019-20 Year 0 2020-21 Year 1 2021-22 Definition Scenario 2017-18 2018-19 2019-20 Year 0 2020-21 2021-22 Met continuing operating result (excl capital grants and contributions) Scenario 1: Proposed (with SV) (excl. capital grants and contributions) Scenario 2: Base case (no SV) Scenario 2: Base case (no SV) -6.0% -4.7% -10.3% -4.2% -0.4% Total continuing operating revenue (excl all grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 60.2% 53.0% 48.9% 59.3% 60.1% Total continuing operating revenue (incl. capital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 60.2% 53.0% 48.9% 59.3% 60.1% Depreciation, amortisation and impairment (building and infrastructure) Scenario 1: Proposed (with SV) Scenario 2 - Base case (no SV) 80.5% 111.7% 88.4% 124.6% 96.7% Ind service management	Definition Scenario Vear 0 Vear 1 Vear 2 Vear 3 Vear 4 V	Definition Scenario Year 0 Year 1 Year 2 Year 3 Definition Scenario 2017-18 2019-20 2021-21 2021-22 2022-23 2023-24 Net continuing operating result (excl capital grants and contributions) Total continuing operating revenue (excl agrital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) -6.0% -4.7% -10.3% -5.0% -23.7% -23.7% -24.7%	Zeitrana Zeitrana Zeitrana Zeitrana Vear 6 Vear 4 Vear 4 Zeitrana Zeitra Zeitrana Zeitrana	Definition Scenario Year 0 Year 1 Year 2 Year 3 Year 4 Year 4 Year 5 Definition Scenario 2017-18 2018-19 2019-20 2021-22 2021-22 2023-23 2023-24 2024-25 2025-26 Met continuing operating result (excl capital grants and contributions) Scenario 1: Proposed (with SV) Scenario 2: Base case (no SV) -6.0% -4.7% -10.3% -2.2% -0.4% -24.7% -	Definition Scenario Vesir 0 Vesir 1 Vesir 2 Vesir 3 Vesir 4 Vesir 5 Vesir 6 Vesir 5 Vesir 5	Definition Scenario Vear 0 Vear 0 Vear 1 Vear 2 Vear 3 Vear 4 Year 4 Y	Definition Scenario Year 0 Year 4 Year 4 Year 5 Year 6 Year 7 Year 6 Year 6 Year 7 Year 6 Year 7 Year 6 Year 7 Year 7 Year 6 Year 7 Year 7 Year 6 Year 7 Y	Definition Scenario Var 0 Var 0 Var 1 Var 2 Var 3 Var 4 Var 5 Var 4 Var 4	

Notes:

a SCENARIO 3: Hybrid case - SV expenditure but no SV income

b WDV = written down value