

What's on your rate bill?

Your rates notice contains lots of important information

PROPERTY ADDRESS

Details and address of the rated property.

AVPCC

The Australian Valuation Property Classification Code (AVPCC) is used to categorise your property for valuation purposes.

CAPITAL IMPROVED VALUE

The expected sale price of the property if it was sold at the time of valuation.

SITE VALUE

The value of your land without improvements, like a house.

NET ANNUAL VALUE

Five percent of the Capital Improved Value of your residential property.

RATE IN THE DOLLAR AMOUNT

Rate in the dollar amount or type of differential rate applied to valuation (if used)*

MUNICIPAL CHARGE

This is a fixed amount paid equally by every property and is an option used by some councils. Councils may raise up to 20 per cent of their rates and charges revenue via this fixed amount.

WASTE CHARGES

These are charges collected by the council to manage waste, including recycling, green waste and general waste.

FIRE SERVICES PROPERTY LEVY

This is a State Government charge used to fund fire services in Victoria. It is collected by councils and calculated on the property's Capital Improved Value.

2019-20 Valuation and Rate Notice

For the Period 01 July 2019 to 30 June 2020



MS J KING
32 PROSPECT ROAD
RIVER PLENTY VIC 3000

023
R0_72651

Property 32 PROSPECT ROAD RIVER PLENTY VIC 3000
LOT 61 PLN 9673

AVPCC 110 : Detached Dwelling

Valuations	Valuation Effective Date
Capital Improved Value \$600,000	1 January 2019
Site Value \$449,000	
Net Annual Value \$15,000	

Council Rates and Charges	Amount
Residential 0.0025 cents in the \$ on CIV	\$1,500.00
Municipal Charge	\$70.00
140ltr Bin Charge x1	\$100.00
240ltr Green Bin Charge	\$100.00
Annual Council Rates and Charges 2019/2020	\$1,770.00

Fire Services Property Levy	Amount
Fire Service Levy Residential Variable Rate 0.00046 cents in the \$ on CIV	\$27.60
Fire Services Levy Residential Fixed Charge	\$100.00

Balance of 2019 - 2020 Rates and Charges **\$1,897.60**

The Fire Service Property Levy is collected for the State Government. They do not form part of Council revenue.

Payment Options



Billers Code: XXXXX
Ref: XXXX XXXX XXX

Contact your bank or financial institution to make this payment directly from your cheque, savings or credit account

More info: bpay.com.au
BPAY View - View and pay this bill using internet banking.
BPAY View Registration No.: XXXX XXXX XXX



Billpay Code: XXXX
Ref: XXXXXX

Pay in-store at Australia Post, by phone 13 18 16 or online at auspost.com.au/postbillpay



*355 484923

City of Pleasantville

PO Box 70
River Plenty
ABN 0000 792 0000



Tax Invoice

Assessment No. 0484923

Date of Issue 23 Aug 2019

Rate Enquiries

Monday to Friday 8.45am-5pm
Phone: 03 9000 7555
Fax: 03 9000 7566
TTY: 03 9000 7576
Web: www.cityofpleasantville.vic.gov.au

Pay in Instalments

Pay by four instalments. First Instalment due by 01 October 2019

Instalment 1

Due 01 Oct 2019 \$474.40

Remaining Instalments

Instalment 2
Due 30 Nov 2019 \$474.40

Instalment 3
Due 28 Feb 2020 \$474.40

Instalment 4
Due 31 May 2020 \$474.40

Instalment Notices will be issued for Instalments prior to their respective due dates.

Late payments will attract interest at 10%
Any arrears, interest and legal costs are overdue and must be paid immediately.

Postal delays will not be accepted as an excuse for late payment.



Amount Payable
\$474.40

Payment Due by
01 Oct 2019

RATE AMOUNT

This is the rate amount calculated based on the value of your property.

TOTAL

Total amount you need to pay.

AMOUNT PAYABLE

This is the amount you need to pay on your first of four rate instalments.

* The rate in the dollar amount is calculated by dividing the council's revenue to be collected by the total value of all rateable properties in the council area.