RATES NOTICE FACT SHEET

Guide to understanding your 2026/2027 Annual Valuation, Rates and Charges Notice

What are Rates and Charges?

Rates and charges are annual payments made by property owners to help Council meet the costs of providing services and maintaining assets on behalf of the community. The rates and charges are determined through the Annual Budget, which was adopted by Council on 24 June 2026.

Rates are made up of the following charges and levies:

Description	Charge
General Rate	*see table*
Municipal Charge	$390.00
Environmental Charge	$138.00
Landfill Collection Service (per 240L bin)	$534.00
Landfill Collection Service (per 120L bin)	$267.00
Landfill Collection Service (per 80L bin)	$178.00
Recyclable Collection Service	$129.00
Glass Collection Service	$43.00
Organic Waste Collection Service (per bin)	$219.00
EVSF Fixed Charge	*see table on next page*
EVSF Variable Charge	*see table on next page*
EVSF Pension Rebate	-$50.00
Pension Concession (rebate)	-$272.70

Can I get a Pension rebate?

To be eligible for a pension rebate, you must hold a current:

- Pensioner Concession card (issued by Centrelink or Department of Veterans Affairs)
- Department of Veterans Affairs Gold Card TPI - Totally and Permanently Incapacitated; or
- Department of Veterans Affairs Gold Card WW - War Widow.

Health Care Cards are not eligible for the pension rebate.

A rebate can only be claimed for your principal place of residence.

How is the General Rate calculated?

The General Rate is different for every property and is based on the Capital Improved Value (CIV) applied against the nominated rate in the dollar. This rate is determined by the category of your land.

These categories are listed in the table below which also shows the 2025/2026 rate in the dollar:

Example of the calculation for residential property:

$230,000 (CIV) x 0.00221142 (rate) = $508.63

Description	2026/2027 Rate
Residential & Rural - Vacant	0.00442283
Residential & Rural - Building	0.00221142
Farm Land	0.00210085
Commercial & Industrial - Vacant	0.00552854
Commercial & Industrial - Building	0.00309598
Cultural & Recreational	0.00123840

What if I disagree with the valuation?

You have the right to lodge a formal objection to the valuation of your property under the *Valuation of Land Act 1960*. Council must receive the objection within two months of the date of issue detailed on your Annual Valuation, Rates and Charges Notice.

The process of appeal can be lengthy so ratepayers are encouraged to continue making the scheduled payments to avoid any interest charges.

What is the Emergency Services and Volunteers Fund?

From 1 July 2025, the Emergency Services and Volunteers Fund (ESVF) will replace the Fire Services Property Levy (FSPL) to include funding for broader emergency and disaster response services.

The levy includes a fixed charge as well as a variable component, which is calculated based on the type of property you own.

Property Sector	Fixed Charge	Variable Rate*
Residential PPR*	$139.00	0.000173
Residential non-PPR*	$139.00	0.000173
Commercial	$282.00	0.001330
Industrial	$282.00	0.001330
Primary Production	$282.00	0.000287
Public benefit	$282.00	0.000057

*PPR – Principal place of residence

How is the ESVF variable rate calculated?

The variable charge is calculated by applying the nominated rate (as shown in the above table) against the Capital Improved Value (CIV) of your property.

Example of the calculation for residential property:

$230,000 (CIV) x 0.000173 (rate) = $39.79

Property owners who currently receive a pension rebate on their rates will automatically receive a $50 rebate on the EVSF

For more information visit
www.sro.vic.gov.au/fire-services-property-levy

or call 1300 819 033 for the ESVF support line.

When are my Rates due?

Council offers the following payment options:

OPTION 1 - LUMP SUM: 15 February 2027

OPTION 2 – QUARTERLY INSTALMENTS

Instalment	Due Date
1st instalment	30 September 2026
2nd instalment	30 November 2026
3rd instalment	28 February 2027
4th instalment	31 May 2027

How much interest will I be charged?

Interest will be charged at 10.0% on any overdue payments from the date payment is due until the date of payment.

This interest rate is set by the State Government.

Flexible Payments (direct debit) - Payble

Using our flexible payment partner, Payble, you can set up a payment schedule that works for you.

- The ability to pay weekly, fortnightly, monthly, quarterly or make a one-off payment
- Set and forget payments via bank account, credit or debit card
- Receive an SMS reminder before your payment is due
- Freedom to easily update your information any time
- View live data
- Safe and secure (ISO27001 certified and PCI-DSS compliant)

Register for Payble
Scan the QR Code on your Annual Valuation, Rates and Charges Notice or visit pay.moira.vic.gov.au

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