

**ITEM 07.22.061 APPLICATION FOR PERMANENT SINGLE YEAR SPECIAL VARIATION OF 2.5% IN 2022/2023**

<b>Meeting</b>	Council	26 April 2022
<b>Directorate</b>	Corporate & Governance	
<b>Prepared by</b>	Manager Finance & Systems, Kate Maginnity	
<b>Attachments</b>	A. Sample Properties - Additional Rate Variation Comparison <a href="#">↓</a>	

**SUMMARY**

This report requires Council's consideration of lodging an application for a permanent single year special variation of 2.5% (inclusive of the 0.7% population factor) for 2022/2023, under s508(2) of the Local Government Act, to fund previously planned infrastructure and community services, as endorsed by the NSW Minister for Local Government the Hon, Wendy Tuckerman.

**OFFICER RECOMMENDATION**

That Council

1. Apply for a permanent single year special variation of 2.5% (inclusive of the 0.7% population factor) for 2022/2023, under S508(2) of the Local Government Act.
2. Receive a report on the outcome of its application to IPART for a permanent single year special variation of 2.5%.
3. Continue to achieve efficiency gains through service reviews and corporate process improvements with a view to increasing operational maintenance levels and capital renewals.

**LINKAGE TO OUR COMMUNITY PLAN**

Theme Infrastructure

Objective We will have communities that are well serviced with appropriate infrastructure

**KEY ISSUES**

Council's 2022/2023 Budgets and Capital Works Program have been prepared on the assumed CPI informed rate peg of 2.5% as advised by IPART prior to review of the methodology and as adopted in Council's 2021/2022 Long Term Financial Plan.

Announcement of the population factor rate peg of 0.7% for Clarence Valley Council by IPART in late 2021, represents 1.8% reduction on projected income, which is equivalent to represents \$670,000.

In recognition of the inherent reduction in services and loss of employment in the local government sector especially in regional and rural areas, Minister for Local Government the Hon, Wendy Tuckerman announced the opportunity under s508(2) of the Local Government Act for councils to seek a special variation to a maximum of 2.5%, including the announced population factor rate peg.

If Council chooses not to apply for a special variation and to levy the announced 2022/2023 rate peg only it will result in a loss of previously anticipated rate income of approximately \$670,000, which will compound annually. To counteract this Council will either need to reduce its level of service and associated expenditure or absorb an operating budget deficit for the first year and make subsequent decisions about funding the loss each year after.

Council has four options to consider as outlined below, the preferred option is Option 1.

**Optional 1 – Apply for a permanent single year special variation of 2.5% (inclusive of the 0.7% population factor) for 2022/2023, under s508(2) of the Local Government Act**

Choosing this option will result in lodging an application to IPART through the simpler more targeted process established by the Minister for Local Government under s508(2) of the Local Government Act to secure a 2.5% rate increase, resulting in approximately \$670,000 additional rating income, over the population factor rate peg announced in December 2021 and embedded in the rating income yield per the 2021/2022 ten year Long Term Financial Plan.

Council can demonstrate the financial need such that, in the absence of a special variation, Council would not have sufficient funds to meet its obligations as identified in its 2021/2022 Long Term Financial Plan as and when they fall due in 2022/2023, because the plan was adopted on the basis of a 2.5% rate increase.

This option will prevent the need to reduce service levels.

Accepting this option does not preclude the need to implement a continuous improvement program of process and service reviews to realise cost efficiencies that result in improved service levels across maintenance schedules and capital infrastructure renewals.

See attached impact of application of the additional rate variation on sample properties (Attachment A) for 2022/2023.

**Option 2 – Apply for a temporary single year special variation of 2.5% (inclusive of the 0.7% population factor) for 2022/2023, under s508(2) of the Local Government Act**

Choosing this option will result in lodging an application to IPART through the simpler more targeted process established by the Minister for Local Government under s508(2) of the Local Government Act to secure a 2.5% rate increase, resulting in approximately \$670,000 additional rating income, over the population factor rate peg announced in December 2021 for one year only. This option will mean previous planning for service and infrastructure deliverables in 2022/2023 can be delivered, however Council will need to consider reduced service levels for 2023/2024 and beyond as the increase will not be embedded in the annual rating income.

If Council resolves this Option, it is recommended that a report be received by no later than November 2022 canvassing a range of options (expanding on those identified in Option 3) for service reduction to meet the future loss of income resulting from a temporary single year special variation that is not embedded in the annual rating income. Council will be required to engage the community in the preferred service level reductions prior to preparation of its 2023/2024 annual budget and Long Term Financial Plan.

See attached impact of application of the additional rate variation on sample properties (Attachment A) for 2022/2023.

If Option 2 is the preferred Option, the following motion is recommended:

That Council

1. Apply for a temporary single year special variation of 2.5% (inclusive of the 0.7% population factor) for 2022/2023, under S508(2) of the Local Government Act
2. Receive a report on the outcome of its application to IPART for a temporary single year special variation of 2.5%.
3. Receive a report no later than November 2022, that informs of a range of scenarios for reduction of service levels to account for future loss of income resulting from the impact of a temporary single year special variation.

**Option 3 – Accept the baseline rate peg of 0.7% and in response also reduce expenditure and service levels which it had previously planned for**

This option will require the removal of approximately \$670,000 rating income from the draft 2022/2023 budget and Long Term Financial Plan in the post public exhibition period prior to adoption of the budget in June 2022. It is proposed, the expenditure reduction could occur against recurrent asset maintenance and renewal programs. Indicative programs and suggested values of reduction are identified in the table below:

This above reduction in service levels is proposed as a permanent reduction.

If Council accepts Option 3 as the preferred option, the following motion is recommended to support:

That Council

1. Accept the baseline rate peg of 0.7% as a recurrent loss in the annual rating income and also reduce service levels for operational maintenance in the following ways:

- a. Parks & Reservices Maintenance reduced by \$140,000 – affecting a corresponding reduction in mowing, landscaping, waste collection and park amenity cleaning schedules.
  - b. Parks & Reservices Renewal reduced by \$100,000 – affecting a corresponding reduction in replacement, and for some activities elimination of renewal of BBQs, picnic shelters, park benches, footpaths, fencing and carpark repairs.
  - c. Roads Sealed Surface Maintenance Program reduced by \$150,000 – affecting a corresponding reduction in pothole repair and minor heavy patching.
  - d. Roads and Maintenance Grading Programs reduced by \$150,000 – affecting a corresponding reduction in unsealed road grading scheduling and shoulder repair activities.
  - e. Drainage Maintenance Programs reduced by \$130,000 – affecting a corresponding reduction in kerb and gutter maintenance, culvert repair, street sweeping.
2. Amend the draft 2022/2023 Annual Budget, Operational Plan and Long Term Financial Plan as post exhibition period adjustments prior to adoption in June 2022.
  3. Reflect the decision to reduce service levels in the draft 2022/2025 Delivery Program as a post exhibition period adjustment prior to exhibition in June 2022.
  4. Amend all related policies, strategies and workplans that detail current levels of service to support the above reduction in service levels.
  5. Identify positions in operational teams that deliver current levels of service and remove those from the structure.
  6. Advise the community that the above identified service levels will be reduced and that customer requests for such services will not be met in future.

**Option 4 – Accept the baseline rate peg of 0.7% and absorb the reduced income by way of an operating deficit**

This option will add a further \$670,000 to the currently projected budget deficit position for 2022/2023 taking the deficit to nearly \$800,000. As this decision impacts one year only, it is not recommended because it will result in Council having to make subsequent decisions annually as the budget is prepared in future years as our ongoing rating income yield will be reduced by a compounding factor. The efficacy of such an imposition on a future council is questionable and so if Council does resolve to support Option 4, it should seek to resolve the future funding of the loss prior to the end of the term. This decision has the effect of reversing any work conducted by the previous councils since 2016 to become 'Fit for the Future' and does not comply with the Fit for the Future Strategic Improvement Plan agreed by the previous council and submitted to the Office of Local Government.

If Council supports Option 4, the following motion is recommended:

That Council,

1. Accept the baseline rate peg of 0.7% as a recurrent loss in the annual rating income and absorb the reduced income by way of increasing the 2022/2023 deficit for the first year.
2. Notify the Minister for Local Government the Hon Wendy Tuckerman and the Office of Local Government of the decision to absorb the reduced income of \$670,000 by increasing the 2022/2023 deficit and the departure from the Fit for the Future Strategic Improvement Plan.
3. Defer the decision about permanent service level reductions until 2023/2024, and receive a report no later than November 2022, that informs of a range of scenarios for reduction of service levels to account for future loss of income.
4. Does not impose on future councils the annual decision about reduced operational budget or service levels.

**BACKGROUND**

Late last year, the Independent Pricing and Regulator Tribunal (IPART) handed down an historic low 0.7% baseline rate peg for the 2022/2023 Financial Year. This was despite surging inflation, soaring fuel and other commodity prices as well as a mandated Local Government wage rise of 2%.

This low baseline rate peg is a direct result of IPART applying its new rate peg methodology, which effectively looks backwards with regards to the ABS statistics applied in determining the increasing cost factors for Local Government.

This anomaly resulted in numerous councils approaching the Minister for Local Government to exercise its power under the Local Government Act to overrule IPART's decision and apply a more acceptable 2.5% CPI index.

In response to the apparent ramifications this would have on council budgets and communities, especially in regional and rural council areas, the Minister has now given councils the opportunity to seek an additional one-off rate variation to a maximum of 2.5% including the announced rate peg of 0.7%. See OLG Circular 22-03 7 March A811946 <https://www.olg.nsw.gov.au/wp-content/uploads/2022/03/22-03.pdf>.

Council has until the 29<sup>th</sup> of April to apply to IPART, with councils notified of the decision no later than 21 June 2022

## **COUNCIL IMPLICATIONS**

### **Budget/Financial**

Should Council not apply for or be successful in its application for a special variation for 2022/2023, general rates income will be reduced by approximately \$670,000 and this will result in either increasing the expected budget deficit result for 2022/2023 or a reduction in service levels and associated expenditure equivalent to the reduction in rate income as detailed in this report.

### **Asset Management**

Less maintenance carried out in any one year has the potential to shorten the useful life of an asset and result in higher maintenance costs in the future.

### **Policy and Regulation**

Local Government Act

### **Consultation**

Council's Rates Coordinator

### **Legal and Risk Management**

N/A

### **Climate Change**

N/A

## Property Rate Comparisons - Draft 2022/23 Rate Levy

			DRAFT 22/23 Rate Levy - 0.7% Rate Peg					DRAFT 2022/23 Rate Levy - 2.5% (0.7% Rate Peg + 1.8% ARV)			
Property No.		2021/2022 Levy		2022/2023 Estimate		2022/2023 Estimate	% increase	2022/2023 Estimate		2022/2023 Estimate	% increase
		Base Date 01/07/2019	c in \$	Rate Levy	c in \$	Rate levy		c in \$	Rate levy		
			A		B	B - A		C	C-A		
<b>rmiland</b>			<b>0.00288</b>	<b>\$330.00</b>	<b>0.002900</b>	<b>\$330.00</b>		<b>0.002952</b>	<b>\$330.00</b>		
112332	North Bank Road Palmers Island	137,000	\$394.56	\$724.56	\$397.30	\$727.30	\$2.74	\$404.42	\$734.42	\$9.86	1.3%
128013	1904 Sherwood Creek Road Sherwood	243,000	\$699.84	\$1,029.84	\$704.70	\$1,034.70	\$4.86	\$717.34	\$1,047.34	\$17.50	1.7%
132299	1420 Pacific Highway Ulmarra	211,000	\$607.68	\$937.68	\$611.90	\$941.90	\$4.22	\$622.87	\$952.87	\$15.19	1.6%
112511	69 South Bank Road Palmers Channel	269,000	\$774.72	\$1,104.72	\$780.10	\$1,110.10	\$5.38	\$794.09	\$1,124.09	\$19.37	1.7%
132813	Serpentine Channel North Chatsworth	284,000	\$817.92	\$1,147.92	\$823.60	\$1,153.60	\$5.68	\$838.37	\$1,168.37	\$20.45	1.7%
102021	288 Lawrence Road Alamy Creek	469,000	\$1,350.72	\$1,680.72	\$1,360.10	\$1,690.10	\$9.38	\$1,384.49	\$1,714.49	\$33.77	2.0%
119547	216 Goodwood Island Road Goodwood Island	388,000	\$1,117.44	\$1,447.44	\$1,125.20	\$1,455.20	\$7.76	\$1,145.38	\$1,475.38	\$27.94	1.9%
125080	Hyland Forest Road Dundurrabin	626,000	\$1,802.88	\$2,132.88	\$1,815.40	\$2,145.40	\$12.52	\$1,847.95	\$2,177.95	\$45.07	2.1%
101232	2211 Clarence Way Upper Copmanhurst	715,000	\$2,059.20	\$2,389.20	\$2,073.50	\$2,403.50	\$14.30	\$2,110.68	\$2,440.68	\$51.48	2.1%
128806	3934 Larence Road Woodford	682,000	\$1,964.16	\$2,294.16	\$1,977.80	\$2,307.80	\$13.64	\$2,013.26	\$2,343.26	\$49.10	2.1%
125751	Jackadgery-Lillydale Road Lilydale	833,000	\$2,399.04	\$2,729.04	\$2,415.70	\$2,745.70	\$16.66	\$2,459.02	\$2,789.02	\$59.98	2.2%
125495	Coombadjha Road Coombadjha	2,370,000	\$6,825.60	\$7,155.60	\$6,873.00	\$7,203.00	\$47.40	\$6,996.24	\$7,326.24	\$170.64	2.3%
125416	8830 Waterfall Way Hernani	3,730,000	\$10,742.40	\$11,072.40	\$10,817.00	\$11,147.00	\$74.60	\$11,010.96	\$11,340.96	\$268.56	2.4%
132974	351 Lionsville Rd Baryulgil	10,600,000	\$30,528.00	\$30,858.00	\$30,740.00	\$31,070.00	\$212.00	\$31,291.20	\$31,621.20	\$763.20	2.4%
<b>sidential (Outside Town Areas)</b>			<b>0.005773</b>	<b>\$660.00</b>	<b>0.005813</b>	<b>\$665.00</b>		<b>0.005917325</b>	<b>\$677.00</b>		
122129	5 Coramba Street Glenreagh	79,000	\$456.07	\$660.00	\$459.26	\$665.00	\$5.00	\$467.47	\$677.00	\$17.00	2.5%
122806	26 Coldstream Street Ulmarra	63,100	\$364.28	\$660.00	\$366.83	\$665.00	\$5.00	\$373.38	\$677.00	\$17.00	2.5%
122975	50 River Street Ulmarra	99,900	\$576.72	\$660.00	\$580.76	\$665.00	\$5.00	\$591.14	\$677.00	\$17.00	2.5%
124993	2 Lakkari Street Coutts Crossing	90,000	\$519.57	\$660.00	\$523.21	\$665.00	\$5.00	\$532.56	\$677.00	\$17.00	2.5%
110804	29 Bridge Street Lawrence	77,900	\$449.72	\$660.00	\$452.86	\$665.00	\$5.00	\$460.96	\$677.00	\$17.00	2.5%
110644	48/50 Havelock Street Lawrence	115,000	\$663.90	\$663.90	\$668.54	\$668.54	\$4.65	\$680.49	\$680.49	\$16.60	2.5%
127371	277 DinDerra Road Glenugie	121,000	\$698.53	\$698.53	\$703.42	\$703.42	\$4.89	\$716.00	\$716.00	\$17.46	2.5%
128655	595 Woodford Dale Rd Woodford	134,000	\$773.58	\$773.58	\$779.00	\$779.00	\$5.41	\$792.92	\$792.92	\$19.34	2.5%
127930	Brooms Head Rd Gulmarrad	137,000	\$790.90	\$790.90	\$796.44	\$796.44	\$5.54	\$810.67	\$810.67	\$19.77	2.5%
110982	22 Ridge Lane Lawrence	133,000	\$767.81	\$767.81	\$773.18	\$773.18	\$5.37	\$787.00	\$787.00	\$19.20	2.5%
110670	8/18 Exmouth Street Lawrence	138,000	\$796.67	\$796.67	\$802.25	\$802.25	\$5.58	\$816.59	\$816.59	\$19.92	2.5%
126303	17 Gleneagle Road Waterview Heights	166,000	\$958.32	\$958.32	\$965.03	\$965.03	\$6.71	\$982.28	\$982.28	\$23.96	2.5%
114929	9 Yamba Street Palmers Island	175,000	\$1,010.28	\$1,010.28	\$1,017.35	\$1,017.35	\$7.07	\$1,035.53	\$1,035.53	\$25.26	2.5%
113056	21 Clyde Essex Drive Gulmarrad	180,000	\$1,039.14	\$1,039.14	\$1,046.41	\$1,046.41	\$7.27	\$1,065.12	\$1,065.12	\$25.98	2.5%
113664	3 King Parrot Pde Gulmarrad	180,000	\$1,039.14	\$1,039.14	\$1,046.41	\$1,046.41	\$7.27	\$1,065.12	\$1,065.12	\$25.98	2.5%
126646	1 Kingfisher Place Waterview Heights	191,000	\$1,102.64	\$1,102.64	\$1,110.36	\$1,110.36	\$7.72	\$1,130.21	\$1,130.21	\$27.57	2.5%
123528	25 Candole Street Tucabia	215,000	\$1,241.20	\$1,241.20	\$1,249.88	\$1,249.88	\$8.69	\$1,272.22	\$1,272.22	\$31.03	2.5%
126171	412 Rogan Bridge Rd Waterview Heights	220,000	\$1,270.06	\$1,270.06	\$1,278.95	\$1,278.95	\$8.89	\$1,301.81	\$1,301.81	\$31.75	2.5%
115566	1 Clarence Street Brushgrove	205,000	\$1,183.47	\$1,183.47	\$1,191.75	\$1,191.75	\$8.28	\$1,213.05	\$1,213.05	\$29.59	2.5%
111004	8-10 Rutland Street Lawrence	237,000	\$1,368.20	\$1,368.20	\$1,377.78	\$1,377.78	\$9.58	\$1,402.41	\$1,402.41	\$34.21	2.5%
115708	Lewis Lane Mororo	264,000	\$1,524.07	\$1,524.07	\$1,534.74	\$1,534.74	\$10.67	\$1,562.17	\$1,562.17	\$38.10	2.5%
115769	25 Waterview Cres Woombah	408,000	\$2,355.38	\$2,355.38	\$2,371.87	\$2,371.87	\$16.49	\$2,414.27	\$2,414.27	\$58.88	2.5%



				DRAFT 22/23 Rate Levy - 0.7% Rate Peg				DRAFT 2022/23 Rate Levy - 2.5% (0.7% Rate Peg + 1.8% ARV)				
Property No.		2021/2022Levy		2022/2023 Estimate		2022/2023 Estimate	% increase	2022/2023 Estimate		2022/2023 Estimate	% increase	
		Base Date 01/07/2019	c in \$	Rate Levy	c in \$	Rate levy			c in \$	Rate levy		
			A		B	B - A			C	C-A		
idential A (Coastal villages)												
			0.003737	\$660.00	0.0037632	\$665.00			0.0038304	\$677.00		
123454	6/26 Kendall Avenue Wooli	77,600	\$289.99	\$660.00	\$292.02	\$665.00	\$5.00	0.76%	\$297.24	\$677.00	\$17.00	2.5%
123092	34 Kendall Avenue Wooli	192,000	\$717.50	\$717.50	\$722.53	\$722.53	\$5.02	0.70%	\$735.44	\$735.44	\$17.93	2.5%
123129	31 Lawson Close Wooli	190,000	\$710.03	\$710.03	\$715.00	\$715.00	\$4.97	0.70%	\$727.78	\$727.78	\$17.75	2.5%
111345	9 Conrad Close Iluka	201,000	\$751.14	\$751.14	\$756.40	\$756.40	\$5.26	0.70%	\$769.91	\$769.91	\$18.77	2.5%
114787	4 Baumea Street Brooms Head	245,000	\$915.57	\$915.57	\$921.97	\$921.97	\$6.41	0.70%	\$938.45	\$938.45	\$22.88	2.5%
119476	21 Young Street Wooloweyah	265,000	\$990.31	\$990.31	\$997.24	\$997.24	\$6.93	0.70%	\$1,015.06	\$1,015.06	\$24.75	2.5%
118302	31 Pegus Drive Wooloweyah	286,000	\$1,068.78	\$1,068.78	\$1,076.26	\$1,076.26	\$7.48	0.70%	\$1,095.49	\$1,095.49	\$26.71	2.5%
111370	9 Duke Street Iluka	310,000	\$1,158.47	\$1,158.47	\$1,166.58	\$1,166.58	\$8.11	0.70%	\$1,187.42	\$1,187.42	\$28.95	2.5%
118622	125 Lakes Boulevard Wooloweyah	491,000	\$1,834.87	\$1,834.87	\$1,847.71	\$1,847.71	\$12.84	0.70%	\$1,880.73	\$1,880.73	\$45.86	2.5%
114613	5 Azalea Street Brooms Head	409,000	\$1,528.43	\$1,528.43	\$1,539.13	\$1,539.13	\$10.70	0.70%	\$1,566.63	\$1,566.63	\$38.20	2.5%
112063	14 Thompson Street Iluka	458,000	\$1,711.55	\$1,711.55	\$1,723.53	\$1,723.53	\$11.98	0.70%	\$1,754.32	\$1,754.32	\$42.78	2.5%
111089	8/10 Angourie Street Iluka	497,000	\$1,857.29	\$1,857.29	\$1,870.29	\$1,870.29	\$13.00	0.70%	\$1,903.71	\$1,903.71	\$46.42	2.5%
116384	19 Pacific Street Angourie	578,000	\$2,159.99	\$2,159.99	\$2,175.11	\$2,175.11	\$15.12	0.70%	\$2,213.97	\$2,213.97	\$53.99	2.5%
111863	29/33 Riverview Street Iluka	584,000	\$2,182.41	\$2,182.41	\$2,197.69	\$2,197.69	\$15.28	0.70%	\$2,236.95	\$2,236.95	\$54.55	2.5%
121678	60 Hiawatha Road Minnie Water	644,000	\$2,406.63	\$2,406.63	\$2,423.48	\$2,423.48	\$16.85	0.70%	\$2,466.78	\$2,466.78	\$60.15	2.5%
111784	36 Queen Street Iluka	726,000	\$2,713.06	\$2,713.06	\$2,732.05	\$2,732.05	\$18.99	0.70%	\$2,780.87	\$2,780.87	\$67.81	2.5%
126997	22 Jetty Road Sandon	783,000	\$2,926.07	\$2,926.07	\$2,946.55	\$2,946.55	\$20.48	0.70%	\$2,999.20	\$2,999.20	\$73.13	2.5%
118588	189 Lakes Boulevard Wooloweyah	808,000	\$3,019.50	\$3,019.50	\$3,040.63	\$3,040.63	\$21.14	0.70%	\$3,094.96	\$3,094.96	\$75.47	2.5%
116376	35 Pacific Street Angourie	929,000	\$3,471.67	\$3,471.67	\$3,495.98	\$3,495.98	\$24.30	0.70%	\$3,558.44	\$3,558.44	\$86.77	2.5%
116314	4 Bay Street Angourie	2,040,000	\$7,623.48	\$7,623.48	\$7,676.85	\$7,676.85	\$53.37	0.70%	\$7,814.02	\$7,814.02	\$190.54	2.5%
idential B (Maclean/Townsend)												
			0.004512	\$500.00	0.00454358	\$503.00			0.0046248	\$512.00		
113758	2/74 McLachlan Street Maclean	86,200	\$388.93	\$888.93	\$391.66	\$894.66	\$5.72	0.64%	\$398.66	\$910.66	\$21.72	2.4%
113542	32 Jubilee Street Townsend	96,800	\$436.76	\$936.76	\$439.82	\$942.82	\$6.06	0.65%	\$447.68	\$959.68	\$22.92	2.4%
114277	40 Roderick Street Maclean	121,000	\$545.95	\$1,045.95	\$549.77	\$1,052.77	\$6.82	0.65%	\$559.60	\$1,071.60	\$25.65	2.4%
114400	7 Schwonberg Street Townsend	132,000	\$595.58	\$1,095.58	\$599.75	\$1,102.75	\$7.17	0.65%	\$610.47	\$1,122.47	\$26.89	2.4%
114405	12 Scullin Street Townsend	126,000	\$568.51	\$1,068.51	\$572.49	\$1,075.49	\$6.98	0.65%	\$582.72	\$1,094.72	\$26.21	2.4%
112731	Alexander Lane Maclean	137,000	\$618.14	\$1,118.14	\$622.47	\$1,125.47	\$7.33	0.66%	\$633.60	\$1,145.60	\$27.45	2.4%
112985	31 Clarence Street Maclean	154,000	\$694.85	\$1,194.85	\$699.71	\$1,202.71	\$7.86	0.66%	\$712.22	\$1,224.22	\$29.37	2.4%
114401	9/15 Schwonberg St Townsend	171,000	\$771.55	\$1,271.55	\$776.95	\$1,279.95	\$8.40	0.66%	\$790.84	\$1,302.84	\$31.29	2.4%
114531	1 Taloumbi St Maclean	549,000	\$2,477.09	\$2,977.09	\$2,494.43	\$2,997.43	\$20.34	0.68%	\$2,539.02	\$3,051.02	\$73.93	2.4%
114236	52B River Street Maclean	555,000	\$2,504.16	\$3,004.16	\$2,521.69	\$3,024.69	\$20.53	0.68%	\$2,566.76	\$3,078.76	\$74.60	2.4%

				DRAFT 22/23 Rate Levy - 0.7% Rate Peg				DRAFT 2022/23 Rate Levy - 2.5% (0.7% Rate Peg + 1.8% ARV)			
Property No.		2021/2022Levy		2022/2023 Estimate		2022/2023 Estimate	% increase	2022/2023 Estimate		2022/2023 Estimate	% increas
		Base Date 01/07/2019	c in \$	Rate Levy	c in \$	Rate levy			c in \$	Rate levy	
			A		B	B - A			C	C-A	
<b>Residential C - Yamba</b>			<b>0.003277</b>	<b>\$500.00</b>	<b>0.003300</b>	<b>\$503.00</b>			<b>0.003359</b>	<b>\$512.00</b>	
117374	10 Gumnut Road Yamba	240,000	\$786.48	\$1,286.48	\$792.00	\$1,295.00	\$8.52	0.66%	\$806.14	\$1,309.14	\$22.66
118800	18 The Peninsula Yamba	344,000	\$1,127.29	\$1,627.29	\$1,135.20	\$1,638.20	\$10.91	0.67%	\$1,155.46	\$1,658.46	\$31.17
118326	2 Pippi Street Yamba	534,000	\$1,749.92	\$2,249.92	\$1,762.20	\$2,265.20	\$15.28	0.68%	\$1,793.65	\$2,296.65	\$46.73
116785	6 Bent Street Yamba	629,000	\$2,061.23	\$2,561.23	\$2,075.70	\$2,578.70	\$17.47	0.68%	\$2,112.75	\$2,615.75	\$54.52
117885	12 Nabilla Court Yamba	628,000	\$2,057.96	\$2,557.96	\$2,072.40	\$2,575.40	\$17.44	0.68%	\$2,109.39	\$2,612.39	\$54.43
131468	5 The Anchorage Yamba	696,000	\$2,280.79	\$2,780.79	\$2,296.80	\$2,799.80	\$19.01	0.68%	\$2,337.79	\$2,840.79	\$60.00
131512	10 The Anchorage Yamba	1,090,000	\$3,571.93	\$4,071.93	\$3,597.00	\$4,100.00	\$28.07	0.69%	\$3,661.20	\$4,164.20	\$92.27
117963	17 Ocean Street Yamba	1,980,000	\$6,488.46	\$6,988.46	\$6,534.00	\$7,037.00	\$48.54	0.69%	\$6,650.62	\$7,153.62	\$165.16
<b>Residential E Grafton/Junction Hill</b>			<b>0.008106</b>	<b>\$500.00</b>	<b>0.00816274</b>	<b>\$503.00</b>			<b>0.00830865</b>	<b>\$512.00</b>	
106359	33 Ridge Street South Grafton	77,600	\$629.03	\$1,129.03	\$633.43	\$1,136.43	\$7.40	0.66%	\$644.75	\$1,147.75	\$18.73
100254	31 Hillside Drive Junction Hill	100,254	\$812.66	\$1,312.66	\$818.35	\$1,321.35	\$8.69	0.66%	\$832.98	\$1,335.98	\$23.32
109319	36 Riverdale Court Grafton	105,000	\$851.13	\$1,351.13	\$857.09	\$1,360.09	\$8.96	0.66%	\$872.41	\$1,375.41	\$24.28
100088	41 Capricorn Crescent Junction Hill	126,000	\$1,021.36	\$1,521.36	\$1,028.51	\$1,531.51	\$10.15	0.67%	\$1,046.89	\$1,549.89	\$28.53
102817	25 Cranworth St Grafton	135,000	\$1,094.31	\$1,594.31	\$1,101.97	\$1,604.97	\$10.66	0.67%	\$1,121.67	\$1,624.67	\$30.36
100182	29 Figtree Ave Junction Hill	140,000	\$1,134.84	\$1,634.84	\$1,142.78	\$1,645.78	\$10.94	0.67%	\$1,163.21	\$1,666.21	\$31.37
103393	174 Fitzroy Street Grafton	149,000	\$1,207.79	\$1,707.79	\$1,216.25	\$1,719.25	\$11.45	0.67%	\$1,237.99	\$1,740.99	\$33.19
108060	29 Westmore Close Grafton	161,000	\$1,305.07	\$1,805.07	\$1,314.20	\$1,817.20	\$12.14	0.67%	\$1,337.69	\$1,840.69	\$35.63
108445	6 Fairway Drive South Grafton	188,000	\$1,523.93	\$2,023.93	\$1,534.60	\$2,037.60	\$13.67	0.68%	\$1,562.03	\$2,065.03	\$41.10
107199	131 Victoria Street Grafton	325,000	\$2,634.45	\$3,134.45	\$2,652.89	\$3,155.89	\$21.44	0.68%	\$2,700.31	\$3,203.31	\$68.86
103133	4 Dovedale Street Grafton	365,000	\$2,958.69	\$3,458.69	\$2,979.40	\$3,482.40	\$23.71	0.69%	\$3,032.66	\$3,535.66	\$76.97
110298	17 Islandview Close Grafton	631,000	\$5,114.89	\$5,614.89	\$5,150.69	\$5,653.69	\$38.80	0.69%	\$5,242.76	\$5,745.76	\$130.87

					DRAFT 22/23 Rate Levy - 0.7% Rate Peg				DRAFT 2022/23 Rate Levy - 2.5% (0.7% Rate Peg + 1.8% ARV)			
			2021/2022Levy		2022/2023 Estimate		2022/2023 Estimate	% increase	2022/2023 Estimate		2022/2023 Estimate	% increas
			Base Date 01/07/2019	c in \$	Rate Levy	c in \$	Rate levy		c in \$	Rate levy		
Property No.				A		B	B - A			C	C-A	
Business												
			0.006015	\$500.00	0.006057	\$503.00			0.006165	\$512.00		
122799	12 Coldstream Street Ulmarra	71,700	\$431.28	\$931.28	\$434.29	\$937.29	\$6.01	0.65%	\$442.03	\$945.03	\$13.76	1.4%
123570	12 Cordini Street Tucabia	120,000	\$721.80	\$1,221.80	\$726.84	\$1,229.84	\$8.04	0.66%	\$739.80	\$1,242.80	\$21.00	1.7%
115146	Pacific Highway Tyndale	116,000	\$697.74	\$1,197.74	\$702.61	\$1,205.61	\$7.87	0.66%	\$715.14	\$1,218.14	\$20.40	1.7%
116209	63/65 Middle Street Woombah	123,000	\$739.85	\$1,239.85	\$745.01	\$1,248.01	\$8.17	0.66%	\$758.30	\$1,261.30	\$21.45	1.7%
101072	262 Clarence Way Mountain View	223,000	\$1,341.35	\$1,841.35	\$1,350.71	\$1,853.71	\$12.37	0.67%	\$1,374.80	\$1,877.80	\$36.45	1.9%
119682	162-164 River Road East Harwood	250,000	\$1,503.75	\$2,003.75	\$1,514.25	\$2,017.25	\$13.50	0.67%	\$1,541.25	\$2,044.25	\$40.50	2.0%
115528	6-8 Clarence Street Brushgrove	325,000	\$1,954.88	\$2,454.88	\$1,968.53	\$2,471.53	\$16.65	0.68%	\$2,003.63	\$2,506.63	\$51.75	2.1%
115435	1190 South Arm Road South Arm	435,000	\$2,616.53	\$3,116.53	\$2,634.80	\$3,137.80	\$21.27	0.68%	\$2,681.78	\$3,184.78	\$68.25	2.1%
126622	166 Ski Lodge Road Seelands	511,000	\$3,073.67	\$3,573.67	\$3,095.13	\$3,598.13	\$24.46	0.68%	\$3,150.32	\$3,653.32	\$79.65	2.2%
122794	2 Coldstream Street Ulmarra	518,000	\$3,115.77	\$3,615.77	\$3,137.53	\$3,640.53	\$24.76	0.68%	\$3,193.47	\$3,696.47	\$80.70	2.2%
112509	92 Ocean Road Brooms Head	780,000	\$4,691.70	\$5,191.70	\$4,724.46	\$5,227.46	\$35.76	0.69%	\$4,808.70	\$5,311.70	\$120.00	2.3%
114785	30-36 Ocean Road Brooms Head	800,000	\$4,812.00	\$5,312.00	\$4,845.60	\$5,348.60	\$36.60	0.69%	\$4,932.00	\$5,435.00	\$123.00	2.3%
Business B Maclean CBD												
			0.007364	\$500.00	0.007416	\$503.00			0.0075481	\$512.00		
114267	10 River Street Maclean	68,600	\$505.17	\$1,005.17	\$508.74	\$1,011.74	\$6.57	0.65%	\$517.80	\$1,020.80	\$15.63	1.5%
114605	11 Union Street Maclean	148,000	\$1,089.87	\$1,589.87	\$1,097.57	\$1,600.57	\$10.70	0.67%	\$1,117.12	\$1,620.12	\$30.25	1.9%
114417	4 Short Street Maclean	186,000	\$1,369.70	\$1,869.70	\$1,379.38	\$1,882.38	\$12.67	0.68%	\$1,403.95	\$1,906.95	\$37.24	1.9%
114243	40 River Street Maclean	216,000	\$1,590.62	\$2,090.62	\$1,601.86	\$2,104.86	\$14.23	0.68%	\$1,630.39	\$2,133.39	\$42.77	2.0%
132805	171 River Street Maclean	367,000	\$2,702.59	\$3,202.59	\$2,721.67	\$3,224.67	\$22.08	0.69%	\$2,770.15	\$3,273.15	\$70.56	2.2%
114203	253 River Street Maclean	383,000	\$2,820.41	\$3,320.41	\$2,840.33	\$3,343.33	\$22.92	0.69%	\$2,890.92	\$3,393.92	\$73.51	2.2%
131501	50 River Street Maclean	1,030,000	\$7,584.92	\$8,084.92	\$7,638.48	\$8,141.48	\$56.56	0.70%	\$7,774.54	\$8,277.54	\$192.62	2.3%
Business B Maclean/Townsend other business												
			0.007364	\$500.00	0.007416	\$503.00			0.007548	\$512.00		
113852	McPhee Street Maclean	77,700	\$572.18	\$1,072.18	\$576.22	\$1,079.22	\$7.04	0.66%	\$586.49	\$1,089.49	\$17.30	1.6%
129889	6B Ironbark Drive Townsend	140,000	\$1,030.96	\$1,530.96	\$1,038.24	\$1,541.24	\$10.28	0.67%	\$1,056.73	\$1,559.73	\$28.77	1.8%
113355	10 Hogues Lane Maclean	144,000	\$1,060.42	\$1,560.42	\$1,067.90	\$1,570.90	\$10.49	0.67%	\$1,086.93	\$1,589.93	\$29.51	1.8%
130077	10 Think Road Townsend	186,000	\$1,369.70	\$1,869.70	\$1,379.38	\$1,882.38	\$12.67	0.68%	\$1,403.95	\$1,906.95	\$37.24	1.9%
113503	138 Jubilee Street Townsend	193,000	\$1,421.25	\$1,921.25	\$1,431.29	\$1,934.29	\$13.04	0.68%	\$1,456.78	\$1,959.78	\$38.53	2.0%
113151	8 Cypress Street Townsend	213,000	\$1,568.53	\$2,068.53	\$1,579.61	\$2,082.61	\$14.08	0.68%	\$1,607.75	\$2,110.75	\$42.21	2.0%
114219	80 River Street Maclean	215,000	\$1,583.26	\$2,083.26	\$1,594.44	\$2,097.44	\$14.18	0.68%	\$1,622.84	\$2,125.84	\$42.58	2.0%
113489	Koala Drive Townsend	270,000	\$1,988.28	\$2,488.28	\$2,002.32	\$2,505.32	\$17.04	0.68%	\$2,037.99	\$2,540.99	\$52.71	2.1%
114210	269 River Street Maclean	347,000	\$2,555.31	\$3,055.31	\$2,573.35	\$3,076.35	\$21.04	0.69%	\$2,619.19	\$3,122.19	\$66.88	2.1%
114119	115 River Street Maclean	711,000	\$5,235.80	\$5,735.80	\$5,272.78	\$5,775.78	\$39.97	0.70%	\$5,366.70	\$5,869.70	\$133.90	2.3%
129531	3-7 Rannoch Avenue Maclean	927,000	\$6,826.43	\$7,326.43	\$6,874.63	\$7,377.63	\$51.20	0.70%	\$6,997.09	\$7,500.09	\$173.66	2.3%



				DRAFT 22/23 Rate Levy - 0.7% Rate Peg				DRAFT 2022/23 Rate Levy - 2.5% (0.7% Rate Peg + 1.8% ARV)				
Property No.			2021/2022Levy		2022/2023 Estimate		2022/2023 Estimate	% increase	2022/2023 Estimate		2022/2023 Estimate	% increase
		Base Date 01/07/2019	c in \$	Rate Levy	c in \$	Rate levy			c in \$	Rate levy		
			A		B	B - A			C	C-A		
Business C Iluka Other Business												
			0.00608	\$500.00	0.006121	\$503.00			0.006230	\$512.00		
111747	3A Owen Street Iluka	98,600	\$599.29	\$1,099.29	\$603.53	\$1,106.53	\$7.24	0.66%	\$614.27	\$1,117.27	\$17.98	1.6%
111202	75 Charles Street Iluka	344,000	\$2,090.83	\$2,590.83	\$2,105.62	\$2,608.62	\$17.79	0.69%	\$2,143.10	\$2,646.10	\$55.27	2.1%
112074	Thompson Street Iluka	213,000	\$1,294.61	\$1,794.61	\$1,303.77	\$1,806.77	\$12.16	0.68%	\$1,326.98	\$1,829.98	\$35.37	1.9%
112089	6 Young St Iluka	347,000	\$2,109.07	\$2,609.07	\$2,123.99	\$2,626.99	\$17.92	0.69%	\$2,161.79	\$2,664.79	\$55.73	2.1%
112087	4 Young Street Iluka	459,000	\$2,789.80	\$3,289.80	\$2,809.54	\$3,312.54	\$22.74	0.69%	\$2,859.55	\$3,362.55	\$72.75	2.2%
132755	Queen Street Iluka	710,000	\$4,315.38	\$4,815.38	\$4,345.91	\$4,848.91	\$33.53	0.70%	\$4,423.26	\$4,926.26	\$110.88	2.3%
111807	74-80 Queen Street Iluka	2,050,000	\$12,459.90	\$12,959.90	\$12,548.05	\$13,051.05	\$91.15	0.70%	\$12,771.40	\$13,274.40	\$314.50	2.4%
Business C Iluka Industrial												
			0.00608	\$450.00	0.006121	\$503.00			0.00622995	\$512.00		
111510	Henry Searle Drive Iluka	157,000	\$954.56	\$1,454.56	\$961.00	\$1,464.00	\$9.44	0.65%	\$978.10	\$1,481.10	\$26.54	1.8%
111520	12 Henry Searle Drive Iluka	203,000	\$1,234.24	\$1,734.24	\$1,242.56	\$1,745.56	\$11.32	0.65%	\$1,264.68	\$1,767.68	\$33.44	1.9%
111518	15 Henry Searle Drive Iluka	252,000	\$1,532.16	\$2,032.16	\$1,542.49	\$2,045.49	\$13.33	0.66%	\$1,569.95	\$2,072.95	\$40.79	2.0%
111509	Henry Searle Drive Iluka	380,000	\$2,310.40	\$2,810.40	\$2,325.98	\$2,828.98	\$18.58	0.66%	\$2,367.38	\$2,870.38	\$59.98	2.1%
111535	Hickey Street Iluka	550,000	\$3,344.00	\$3,844.00	\$3,366.55	\$3,869.55	\$25.55	0.66%	\$3,426.47	\$3,929.47	\$85.47	2.2%
111654	Marandowie Drive Iluka	1,330,000	\$8,086.40	\$8,586.40	\$8,140.93	\$8,643.93	\$57.53	0.67%	\$8,285.83	\$8,788.83	\$202.43	2.3%
Business D Yamba CBD												
			0.005798	\$500.00	0.005839	\$503.00			0.005943	\$512.00		
128272	4 Treelands Dr Yamba	106,000	\$614.59	\$1,114.59	\$618.93	\$1,121.93	\$7.35	0.66%	\$629.96	\$1,132.96	\$18.37	1.6%
119045	Wooli Street Yamba	213,000	\$1,234.97	\$1,734.97	\$1,243.71	\$1,746.71	\$11.73	0.68%	\$1,265.86	\$1,768.86	\$33.89	1.9%
121127	1/16 Coldstream Street Yamba	326,500	\$1,893.05	\$2,393.05	\$1,906.43	\$2,409.43	\$16.39	0.68%	\$1,940.39	\$2,443.39	\$50.34	2.1%
118845	13 Treelands Drive Yamba	453,000	\$2,626.49	\$3,126.49	\$2,645.07	\$3,148.07	\$21.57	0.69%	\$2,692.18	\$3,195.18	\$68.68	2.2%
118843	Treelands Drive Yamba	567,000	\$3,287.47	\$3,787.47	\$3,310.71	\$3,813.71	\$26.25	0.69%	\$3,369.68	\$3,872.68	\$85.22	2.2%
119413	16 Yamba Street Yamba	823,000	\$4,771.75	\$5,271.75	\$4,805.50	\$5,308.50	\$36.74	0.70%	\$4,891.09	\$5,394.09	\$122.34	2.3%
118374	30 Clarence Street Yamba	1,440,000	\$8,349.12	\$8,849.12	\$8,408.16	\$8,911.16	\$62.04	0.70%	\$8,557.92	\$9,060.92	\$211.80	2.3%
118402	River Street Yamba	1,180,000	\$6,841.64	\$7,341.64	\$6,890.02	\$7,393.02	\$51.38	0.70%	\$7,012.74	\$7,515.74	\$174.10	2.3%
118312	16 Pilot Street Yamba	4,360,000	\$25,279.28	\$25,779.28	\$25,458.04	\$25,961.04	\$181.76	0.71%	\$25,911.48	\$26,414.48	\$635.20	2.4%
132229	1 Treelands Drive Yamba	4,600,000	\$26,670.80	\$27,170.80	\$26,859.40	\$27,362.40	\$191.60	0.71%	\$27,337.80	\$27,840.80	\$670.00	2.4%
119095	44 Wooli Street Yamba	3,480,000	\$20,177.04	\$20,677.04	\$20,319.72	\$20,822.72	\$145.68	0.70%	\$20,681.64	\$21,184.64	\$507.60	2.4%
Business D Yamba other business												
			0.005798	\$500.00	0.005839	\$503.00			0.005943	\$512.00		
116288	97 Angourie Road Yamba	100,000	\$579.80	\$1,079.80	\$583.90	\$1,086.90	\$7.10	0.66%	\$594.30	\$1,097.30	\$17.50	1.6%
117866	4 Mooli Place Yamba	146,000	\$846.51	\$1,346.51	\$852.49	\$1,355.49	\$8.99	0.67%	\$867.68	\$1,370.68	\$24.17	1.8%
117248	Favourite Avenue Yamba	231,000	\$1,339.34	\$1,839.34	\$1,348.81	\$1,851.81	\$12.47	0.68%	\$1,372.83	\$1,875.83	\$36.50	1.9%
117878	6 Favourite Ave Yamba	281,000	\$1,629.24	\$2,129.24	\$1,640.76	\$2,143.76	\$14.52	0.68%	\$1,669.98	\$2,172.98	\$43.74	2.0%
117873	4 Moongi Place Yamba	407,000	\$2,359.79	\$2,859.79	\$2,376.47	\$2,879.47	\$19.69	0.69%	\$2,418.80	\$2,921.80	\$62.01	2.1%
117865	2 Mooli Place Yamba	401,000	\$2,325.00	\$2,825.00	\$2,341.44	\$2,844.44	\$19.44	0.69%	\$2,383.14	\$2,886.14	\$61.15	2.1%
116551	4 Angourie Road Yamba	502,000	\$2,910.60	\$3,410.60	\$2,931.18	\$3,434.18	\$23.58	0.69%	\$2,983.39	\$3,486.39	\$75.79	2.2%
128690	61-63 Wooli Street Yamba	933,000	\$5,409.53	\$5,909.53	\$5,447.79	\$5,950.79	\$41.25	0.70%	\$5,544.82	\$6,047.82	\$138.29	2.3%

					DRAFT 22/23 Rate Levy - 0.7% Rate Peg				DRAFT 2022/23 Rate Levy - 2.5% (0.7% Rate Peg + 1.8% ARV)			
			2021/2022Levy		2022/2023 Estimate		2022/2023 Estimate	% increase	2022/2023 Estimate		2022/2023 Estimate	% increas
		Base Date 01/07/2019	c in \$	Rate Levy	c in \$	Rate levy			c in \$	Rate levy		
Property No.				A		B	B - A			C	C-A	
119368	15 Yamba Road Yamba	1,620,000	\$9,392.76	\$9,892.76	\$9,459.18	\$9,962.18	\$69.42	0.70%	\$9,627.66	\$10,130.66	\$237.90	2.4%
118737	The Mainbrace Yamba	2,950,000	\$17,104.10	\$17,604.10	\$17,225.05	\$17,728.05	\$123.95	0.70%	\$17,531.85	\$18,034.85	\$430.75	2.4%
130569	31-65 Yamba Rd Yamba	7,690,000	\$44,586.62	\$45,086.62	\$44,901.91	\$45,404.91	\$318.29	0.71%	\$45,701.67	\$46,204.67	\$1,118.05	2.4%

				DRAFT 22/23 Rate Levy - 0.7% Rate Peg				DRAFT 2022/23 Rate Levy - 2.5% (0.7% Rate Peg + 1.8% ARV)				
Property No.			2021/2022Levy		2022/2023 Estimate		2022/2023 Estimate	% increase	2022/2023 Estimate		2022/2023 Estimate	% increas
		Base Date 01/07/2019	c in \$	Rate Levy	c in \$	Rate levy			c in \$	Rate levy		
			A		B	B - A			C	C-A		
Business E Grafton & South Grafton CBD												
			0.020674	\$500.00	0.020819	\$503.00			0.02119085	\$512.00		
105948	3/12 Prince Street Grafton	26,400	\$545.79	\$1,045.79	\$549.62	\$1,052.62	\$6.83	0.65%	\$559.44	\$1,062.44	\$16.64	1.5%
106732	99 Skinner Street South Grafton	68,200	\$1,409.97	\$1,909.97	\$1,419.86	\$1,922.86	\$12.89	0.67%	\$1,445.22	\$1,948.22	\$38.25	2.0%
105653	54 Pound Street Grafton	98,000	\$2,026.05	\$2,526.05	\$2,040.26	\$2,543.26	\$17.21	0.68%	\$2,076.70	\$2,579.70	\$53.65	2.1%
106758	38 Skinner Street South Grafton	109,000	\$2,253.47	\$2,753.47	\$2,269.27	\$2,772.27	\$18.80	0.68%	\$2,309.80	\$2,812.80	\$59.34	2.1%
105960	34 Prince Street Grafton	122,000	\$2,522.23	\$3,022.23	\$2,539.92	\$3,042.92	\$20.69	0.68%	\$2,585.28	\$3,088.28	\$66.06	2.1%
106798	71 Spring Street South Grafton	234,000	\$4,837.72	\$5,337.72	\$4,871.65	\$5,374.65	\$36.93	0.69%	\$4,958.66	\$5,461.66	\$123.94	2.3%
105971	54 Prince Street Grafton	262,000	\$5,416.59	\$5,916.59	\$5,454.58	\$5,957.58	\$40.99	0.69%	\$5,552.00	\$6,055.00	\$138.41	2.3%
106105	45 Prince Street Grafton	336,000	\$6,946.46	\$7,446.46	\$6,995.18	\$7,498.18	\$51.72	0.69%	\$7,120.13	\$7,623.13	\$176.66	2.3%
109652	70 Skinner Street South Grafton	316,000	\$6,532.98	\$7,032.98	\$6,578.80	\$7,081.80	\$48.82	0.69%	\$6,696.31	\$7,199.31	\$166.32	2.3%
106891	20 Through Street South Grafton	425,000	\$8,786.45	\$9,286.45	\$8,848.08	\$9,351.08	\$64.63	0.70%	\$9,006.11	\$9,509.11	\$222.66	2.4%
105957	30 Prince Street Grafton	362,000	\$7,483.99	\$7,983.99	\$7,536.48	\$8,039.48	\$55.49	0.70%	\$7,671.09	\$8,174.09	\$190.10	2.3%
106889	59-61 Fitzroy Street Grafton	521,000	\$10,771.15	\$11,271.15	\$10,846.70	\$11,349.70	\$78.55	0.70%	\$11,040.43	\$11,543.43	\$272.28	2.4%
109362	5-13 Villiers Street Grafton	790,000	\$16,332.46	\$16,832.46	\$16,447.01	\$16,950.01	\$117.55	0.70%	\$16,740.77	\$17,243.77	\$411.31	2.4%
109374	1 Prince Street Grafton	1,220,000	\$25,222.28	\$25,722.28	\$25,399.18	\$25,902.18	\$179.90	0.70%	\$25,852.84	\$26,355.84	\$633.56	2.4%
130418	54-74 Fitzroy Street Grafton	11,000,000	\$227,414.00	\$227,914.00	\$229,009.00	\$229,512.00	\$1,598.00	0.70%	\$233,099.35	\$233,602.35	\$5,688.35	2.5%
Business F Grafton & South Grafton other business												
			0.012877	\$500.00	0.012967	\$503.00			0.013199	\$512.00		
107676	Irene Street Grafton	59,400	\$764.89	\$1,264.89	\$770.24	\$1,273.24	\$8.35	0.66%	\$784.02	\$1,287.02	\$22.13	1.7%
107633	28 Hyde Street South Grafton	88,200	\$1,135.75	\$1,635.75	\$1,143.69	\$1,646.69	\$10.94	0.67%	\$1,164.15	\$1,667.15	\$31.40	1.9%
101929	79 Clark Road TRENAYR NSW 2460	87,600	\$1,128.03	\$1,628.03	\$1,135.91	\$1,638.91	\$10.88	0.67%	\$1,156.23	\$1,659.23	\$31.21	1.9%
104103	1 Induna Street South Grafton	119,000	\$1,532.36	\$2,032.36	\$1,543.07	\$2,046.07	\$13.71	0.67%	\$1,570.68	\$2,073.68	\$41.32	2.0%
107591	288-292 Powell Street Grafton	121,000	\$1,558.12	\$2,058.12	\$1,569.01	\$2,072.01	\$13.89	0.67%	\$1,597.08	\$2,100.08	\$41.96	2.0%
130493	41 Adonus Close TRENAYR NSW 2460	113,000	\$1,455.10	\$1,955.10	\$1,465.27	\$1,968.27	\$13.17	0.67%	\$1,491.49	\$1,994.49	\$39.39	2.0%
110042	2 Induna Street South Grafton	197,000	\$2,536.77	\$3,036.77	\$2,554.50	\$3,057.50	\$20.73	0.68%	\$2,600.20	\$3,103.20	\$66.43	2.1%
101958	309 Trenayr Road TRENAYR NSW 2460	159,000	\$2,047.44	\$2,547.44	\$2,061.75	\$2,564.75	\$17.31	0.68%	\$2,098.64	\$2,601.64	\$54.20	2.1%
108959	39 Mulgi Street South Grafton	238,000	\$3,064.73	\$3,564.73	\$3,086.15	\$3,589.15	\$24.42	0.69%	\$3,141.36	\$3,644.36	\$79.64	2.2%
107884	46-49 Mulgi Drive South Grafton	201,000	\$2,588.28	\$3,088.28	\$2,606.37	\$3,109.37	\$21.09	0.68%	\$2,653.00	\$3,156.00	\$67.72	2.1%
128824	61 Trenayr Road Junction Hill	237,000	\$3,051.85	\$3,551.85	\$3,073.18	\$3,576.18	\$24.33	0.68%	\$3,128.16	\$3,631.16	\$79.31	2.2%
107647	Tyson Street South Grafton	302,000	\$3,888.85	\$4,388.85	\$3,916.03	\$4,419.03	\$30.18	0.69%	\$3,986.10	\$4,489.10	\$100.24	2.2%
109126	143 Arthur Street Grafton	397,000	\$5,112.17	\$5,612.17	\$5,147.90	\$5,650.90	\$38.73	0.69%	\$5,240.00	\$5,743.00	\$130.83	2.3%
106851	44-68 Swallow Road South Grafton	440,000	\$5,665.88	\$6,165.88	\$5,705.48	\$6,208.48	\$42.60	0.69%	\$5,807.56	\$6,310.56	\$144.68	2.3%
100101	2 Casino Road JUNCTION HILL NSW 2460	439,000	\$5,653.00	\$6,153.00	\$5,692.51	\$6,195.51	\$42.51	0.69%	\$5,794.36	\$6,297.36	\$144.36	2.3%
101756	598 Summerland Way Grafton	927,000	\$11,936.98	\$12,436.98	\$12,020.41	\$12,523.41	\$86.43	0.69%	\$12,235.47	\$12,738.47	\$301.49	2.4%
110414	105 Mary Street Grafton	1,260,000	\$16,225.02	\$16,725.02	\$16,338.42	\$16,841.42	\$116.40	0.70%	\$16,630.74	\$17,133.74	\$408.72	2.4%