

What it means for your property

The Financial Strategy in Chapter Two page 69 from the Long Term Plan 2021-2031 sets out rates increases for each of the 10 years of the LTP.

For 2022-23, rates are proposed to increase on average by 3.92%. This is consistent with the limit of 4% average rates increase for 2022/23, set in our Financial Strategy.

An extra
\$1.61 pw
per ave. median property

Urban Residential	
Median	2.65% ▲
Capital value:	\$615,000
Average annual charge:	\$3,246
Higher quartile	3.07% ▲
Capital value:	\$815,000
Average annual charge:	\$3,537
Lower quartile	2.42% ▲
Capital value:	\$480,000
Average annual charge:	\$3,082
Average median rates segmentation	
General Rate:	4% ▲
Roading Rate:	11% ▲
Water:	1% ▲
Wastewater:	1% ▲
Other Targeted Rate:	1% ▲

An extra
\$2.71 pw
per ave. median property

Lifestyle Block	
Median	5.72% ▲
Capital value:	\$920,000
Average annual charge:	\$2,604
Higher quartile	5.84% ▲
Capital value:	\$1,249,000
Average annual charge:	\$2,963
Lower quartile	5.30% ▲
Capital value:	\$682,000
Average annual charge:	\$2,229
Average median rates segmentation	
General Rate:	5% ▲
Roading Rate:	11% ▲
Water:	1% ▲
Wastewater:	0%
Other Targeted Rate:	1% ▲

An extra
\$2.71 pw
per ave. median property

Commercial/Industrial	
Median	3.65% ▲
Capital value:	\$808,000
Average annual charge:	\$4,011
Higher quartile	4.73% ▲
Capital value:	\$1,257,000
Average annual charge:	\$5,012
Lower quartile	3.22% ▲
Capital value:	\$486,250
Average annual charge:	\$3,590
Average median rates segmentation	
General Rate:	4% ▲
Roading Rate:	12% ▲
Water:	1% ▲
Wastewater:	1% ▲
Other Targeted Rate:	1% ▲

An extra
\$2.89 pw
per ave. median property

Rural	
Median	5.06% ▲
Capital value:	\$1,055,000
Average annual charge:	\$3,132
Higher quartile	5.59% ▲
Capital value:	\$1,685,000
Average annual charge:	\$3,969
Lower quartile	4.68% ▲
Capital value:	\$730,000
Average annual charge:	\$2,708
Average median rates segmentation	
General Rate:	5% ▲
Roading Rate:	11% ▲
Water:	1% ▲
Wastewater:	0%
Other Targeted Rate:	1% ▲

An extra
\$7.05 pw
per ave. median property

Rural Dairy	
Median	7.22% ▲
Capital value:	\$2,913,750
Average annual charge:	\$5,459
Higher quartile	7.57% ▲
Capital value:	\$5,026,650
Average annual charge:	\$8,685
Lower quartile	6.92% ▲
Capital value:	\$1,606,000
Average annual charge:	\$3,595
Average median rates segmentation	
General Rate:	5% ▲
Roading Rate:	12% ▲
Water:	0%
Wastewater:	0%
Other Targeted Rate:	1% ▲

An extra
\$4.87 pw
per ave. median property

Rural Orchard	
Median	6.69% ▲
Capital value:	\$2,452,500
Average annual charge:	\$4,040
Higher quartile	6.76% ▲
Capital value:	\$3,536,250
Average annual charge:	\$5,293
Lower quartile	6.59% ▲
Capital value:	\$1,710,000
Average annual charge:	\$3,969
Average median rates segmentation	
General Rate:	5% ▲
Roading Rate:	11% ▲
Water:	0%
Wastewater:	0%
Other Targeted Rate:	1% ▲