

2026-27 DECLARATION OF RATES



'A Place for People'

Notice is hereby given pursuant to section 241 of the *Local Government Act 2019* (NT) (the Act), that the following rates and charges were declared by City of Palmerston at the 2nd Ordinary Council Meeting held on Tuesday 16 June 2026, pursuant to Chapter 11 of the Act in respect of the financial year ending 30 June 2027.

RATES

City of Palmerston (Council) makes the following declaration of rates pursuant to Chapter 11 of the *Local Government Act 2019* (NT) (the Act).

- 1) Council, in accordance with section 227 of the Act, adopts the unimproved capital value as the basis for determining the assessed value of allotments within the Palmerston local government area (the Municipality).
- 2) Council, in accordance with section 237 of the Act declares that it intends to raise, for general purposes by way of rates, an amount of \$31,116,443 which will be raised by the application of differential valuation-based charges (differential rates) with differential minimum amounts (minimum amounts) being payable in application of each of those differential rates for the financial year ending 30 June 2027.
- 3) Council declares the following differential rates with minimum amounts being payable in application of each of those differential rates:
 - a. With respect to all rateable land within that part of the Municipality zoned R, RR (excluding RR properties located in the suburb of Marlow Lagoon), LR, LMR, MR, HR, CL, FD, PS, SP8*07, SP10*07, SP11*07 and SP1*20 under the NT Planning Scheme, a differential rate of 0.643173% of the assessed value of such land, with the minimum amount being payable in the application of that differential rate being \$1,530.66 multiplied by either:
 - i. the number of separate parts or units that are adapted for separate occupation or use (as described in section 226(5) of the Act) on each allotment of land; or
 - ii. the number one,whichever is greater.
 - b. With respect to all rateable land within that part of the Municipality zoned RR in the suburb of Marlow Lagoon under the NT Planning Scheme, a differential rate of 0.528389% of the assessed value of such land, with the minimum amount being payable in the application of that differential rate being \$1,530.66 multiplied by either:



- i. the number of separate parts or units that are adapted for separate occupation or use (as described in section 226(5) of the Act) on each allotment of land; or
- ii. the number one,

whichever is greater.

- c. With respect to those classes of rateable land within the Municipality zoned SP9*07 with a parcel area less than 10,000m² a differential rate of 0.643173% of the assessed value of such land, with the minimum amount being payable in the application of that differential rate being \$1,530.66 multiplied by either:
 - i. the number of separate parts or units that are adapted for separate occupation or use (as described in section 226(5) of the Act) on each allotment of land; or
 - ii. the number one,

whichever is the greater.

- d. With respect to those classes of rateable land within the Municipality zoned SP9*07 with a parcel area greater than 20,000m², a differential rate of 0.643173% of the assessed value of such land, with the minimum amount being payable in the application of that differential rate being \$1,530.66 multiplied by either:
 - i. the number of separate parts or units that are adapted for separate occupation or use (as described in section 226(5) of the Act) on each allotment of land; or
 - ii. the number one,

whichever is the greater.

- e. With respect to those classes of rateable land within the Municipality zoned GI, DV, U and LI under the NT Planning Scheme, a differential rate of 0.623594% of the assessed value of such land, with the minimum amount being payable in the application of that differential rate being \$1,569.69 multiplied by either:
 - i. the number of separate parts or units that are adapted for separate occupation or use (as described in section 226(5) of the Act) on each allotment of land; or
 - ii. the number one,

whichever is greater.

- f. With respect to all other rateable land within the Municipality, a differential rate of 0.925919% of the assessed value of such land, with the minimum amount being payable in the application of that differential rate being \$1,569.69 multiplied by either:
 - i. the number of separate parts or units that are adapted for separate occupation or use (as described in section 226(5) of the Act) on each allotment of land; or
 - ii. the number one,

whichever is greater.

CHARGES

- 4) In accordance with section 239 of the Act, Council declares that for the purpose of provision of waste management services which Council provides for the benefit of all residential land within the Municipality and the occupiers of such land, it intends to raise an amount of \$9,439,365 which will be raised by the imposition of the following charges for the financial year ending 30 June 2027.

For the purposes of this paragraph 4:

"allotment" has the meaning set out in section 225 of the Act.


"residential dwelling" means a dwelling house, flat or other substantially self-contained residential unit or building on residential land used or capable of being used for residential purposes and includes a unit within the meaning of the *Unit Titles Act 1975* and the *Unit Title Schemes Act 2009*.

"residential land" means land used or capable of being used for residential purposes (but does not include land on which there is no residential dwelling).

- a. THAT Council declares a charge of \$631 per annum per residential dwelling in respect of which waste management services are provided to, or which Council is willing and able to provide to, within the Municipality other than a residential dwelling as described in paragraph b. below. The waste management services are:
- i. for single residential dwellings and multiple residential dwellings with three (3) or less dwellings per allotment:
 - A. a kerbside general waste collection service of two (2) garbage collection visits per week, collecting waste contained in a maximum of one (1) 120 litre general waste mobile bin per visit; and
 - B. a kerbside recycling collection service of one (1) collection visit per fortnight, collecting recyclable materials contained in a maximum of one (1) 240 litre recycling mobile bin per visit.
 - ii. for multiple residential dwellings with four (4) or more dwellings per allotment:
 - A. a general waste collection service of four (4) garbage collection visits per week, collecting waste contained in a maximum of one (1) 240 litre mobile bin per four (4) dwellings on each garbage collection visit; and
 - B. a recycling collection service of one (1) collection visit per week, collecting recycled materials contained in a maximum of one (1) 240 litre recycling mobile bin per two (2) dwellings on each recycling collection visit.

In respect of the garbage and recycling collection services to these allotments, a dedicated onsite waste and recycling bin storage enclosure must be provided by the occupiers of the allotment in a form that complies with Council's requirements from time to time in respect of such enclosures;

- iii. one pre-cyclone season hard waste collection as scheduled by Council;

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- iv. access to the Archer Waste Management Facility for the disposal of items accepted at the facility;
 - v. maintenance and replacement of waste management infrastructure and facilities as determined by Council;
 - vi. waste reduction and environmental programs and projects as determined by Council; and
 - vii. public litter collection & street sweeping as determined by Council.
- b. THAT Council declares a charge of \$320 per annum per residential dwelling in respect of which properties where the number of residential dwellings exceeds 25 and the property has its own alternative regular waste collection service arrangements that are approved by Council and meet the requirements of By-law 26 of the Palmerston (Public Places) By-laws 2001 and such other requirements that Council may determine from time to time in respect of such services. The services are:
- i. one pre-cyclone season hard waste collection as scheduled by Council;
 - ii. access to the Archer Waste Management Facility for the disposal of items accepted at the facility;
 - iii. maintenance and replacement of waste management infrastructure and facilities as determined by Council;
 - iv. waste reduction and environmental programs and projects as determined by Council; and
 - v. public litter collection & street sweeping as determined by Council.


RELEVANT INTEREST RATE

- 5) In accordance with sections 241 and 245 of the Act, the relevant interest rate for the late payment of rates and charges is fixed at the rate of 11.4% per annum and is to be calculated on a daily basis.

PAYMENT

- 6)
- a. In accordance with sections 241 and 244 of the Act, the due date for payment of rates and charges is 30 September 2026. However, Council will allow rates and charges declared under this declaration to be paid by four (4) approximately equal instalments by the following due dates, namely:
 - First Instalment, 30 September 2026
 - Second Instalment, 30 November 2026
 - Third Instalment, 30 January 2027
 - Fourth Instalment, 30 March 2027

Instalments falling due on a weekend or public holiday may be paid by the following business day without incurring a penalty.
 - b. THAT in accordance with sections 241 and 243 of the Act, a benefit will be offered to each ratepayer who pays the full balance of notified annual rates and charges on or by 30 September 2026. The benefit is that the ratepayer's name will be included



in a draw to be known as the 'Early Bird Draw'. A cash prize of \$1,500 will be given to two successful recipients as a result of the draw, being a total of \$3,000. The draw will be carried out in accordance with the terms and conditions available on Council's website.

Andrew Walsh
Chief Executive Officer

Notes:

*"*20" means from the Northern Territory Planning Scheme 2020.*

*"*07" means from the Northern Territory Planning Scheme 2007.*