

Differential Rates for Rate Modelling 2012/2013

Model 25

Rate Type	Rate in \$ (cents)	# of Properties	Total Valuations	2012/2013 Modelled Revenue	2011/2012 Budgeted Revenue
Properties on Non-Minimum					
GRV - Developed Land	8.8250	1,365	19,327,880	1,705,685	1,586,616
GRV - Vacant Land	15.5000	409	3,721,762	576,873	607,434
UV	0.3818	538	273,106,000	1,042,719	882,160
Sub Totals		2,312	296,155,642	3,325,277	3,076,210
Properties on Minimum					
Minimum \$					
GRV - Developed Land	880	1,317	10,709,638	1,158,960	856,000
GRV - Vacant Land	800	145	577,855	116,000	280,800
UV	950	48	10,580,000	45,600	51,000
Sub Totals		1,510	21,867,493	1,320,560	1,187,800
Totals of All Properties					
GRV - Developed Land		2,682	30,037,518	2,864,645	2,442,616
GRV - Vacant Land		554	4,299,617	692,873	888,234
UV		586	283,686,000	1,088,319	933,160
TOTALS		3,822	\$318,023,135	\$4,645,837	\$4,264,010

of Properties and Total Valuations do not include Non-Rateable properties

% Changes in Totals compared to 2011/2012 Adopted Budget Note 8

Rate Type	Rate in \$	# of Properties	Total Valuations	2012/2013 Modelled Revenue
Properties on Non-Minimum				
GRV - Developed Land	8.28 %	(1.02)%	0.29 %	7.50 %
GRV - Vacant Land	(0.19)%	(3.54)%	(4.22)%	(5.03)%
UV	24.28 %	2.09 %	(4.33)%	18.20 %
Sub Total				8.10 %
Properties on Minimum				
Minimum \$				
GRV - Developed Land	10.00 %	3.46 %	4.47 %	35.39 %
GRV - Vacant Land	0.00 %	(2.03)%	971.19 %	(58.69)%
UV	11.76 %	(20.00)%	(27.61)%	(10.59)%
Sub Total				11.18 %
Totals of All Properties				
GRV - Developed Land		1.13 %	1.74 %	17.28 %
GRV - Vacant Land		(3.15)%	9.13 %	(21.99)%
UV		(0.17)%	(5.47)%	16.63 %
TOTALS				8.95 %

Attachment 5.1d

Sample Properties for Rate Modelling 2012/2013

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Ass	Name	Prop. #	Property Street	Property Locality	R/C	12/13	11/12	Var. L/Y
A2236	ATKINS, CD	77	ILLSLEY	SHADFORTH WA	1	\$918	\$848	8.28%
A1168	BONDINI, S D	30	RIVERBEND	DENMARK WA	1	\$987	\$911	8.28%
A956	BONE, P J	40	CAMPBELL	DENMARK WA	1	\$880	\$800	10.00%
A1523	CHAN, C M	50	OCEAN BEACH	DENMARK WA	1	\$880	\$800	10.00%
A1478	COTTAM, D	28	MITCHELL	DENMARK WA	1	\$880	\$800	10.00%
A823	DALLIN, S A A	67	MINSTERLY	OCEAN BEACH WA	1	\$880	\$800	10.00%
A1276	EDWARDS, M A	106	SOUTH COAST	DENMARK WA	1	\$880	\$800	10.00%
A4118	FREITAG, F F	446	OCEAN BEACH	OCEAN BEACH WA	1	\$971	\$897	8.28%
A1265	GOUNDREY, A M	165	MOUNT SHADFORTH	DENMARK WA	1	\$909	\$839	8.28%
A5056	HECKEL, M	16A	FEDERAL	DENMARK WA	1	\$964	\$890	8.28%
A530	HINDS, H L	4	COTSWOLD	OCEAN BEACH WA	1	\$964	\$890	8.28%
A3245	HOSKINS, SH	29	TULLEY	SCOTSDALE WA	1	\$880	\$800	10.00%
A625	JAGGER, M	420	OCEAN BEACH	OCEAN BEACH WA	1	\$1,721	\$1,589	8.28%
A5434	JAMBROOK HOLDINGS PTY LTD,	2/3	MOUNT SHADFORTH	DENMARK WA	1	\$1,308	\$1,208	8.28%
A1798	KEANE, H E	1185	MOUNT SHADFORTH	SHADFORTH WA	1	\$1,677	\$1,549	8.28%
A1136	LAING, P G	42	BUCKLEY	DENMARK WA	1	\$909	\$839	8.28%
A2550	MCLEAN, J E	131	SPRINGDALE	HAY WA	1	\$964	\$890	8.28%
A1352	MORRELL, D J	9	CROWEA	DENMARK WA	1	\$880	\$800	10.00%
A1355	MORRISON, M E	21	CHRISTINA	DENMARK WA	1	\$941	\$869	8.28%
A1128	MULDER, J A	60	OCEAN BEACH	DENMARK WA	1	\$880	\$800	10.00%
A5349	PARKER, SY	35	HEATHER	OCEAN BEACH WA	1	\$1,101	\$1,017	8.28%
A2937	PERKINS, J M	5	WEEDON HILL	DENMARK WA	1	\$1,078	\$996	8.28%
A1324	PHILLIPS, NR	1	INLET	DENMARK WA	1	\$16,199	\$14,960	8.28%
A2670	ROWLAND, BA	27	STRICKLAND	DENMARK WA	1	\$1,055	\$975	8.28%
A2682	SAMPSON, J P	571	LIGHTS	OCEAN BEACH WA	1	\$941	\$869	8.28%
A2100	SHORT, PR	85	SCOTSDALE	DENMARK WA	1	\$987	\$911	8.28%
A500	STRETTON, K A	44	CAMPBELL	DENMARK WA	1	\$880	\$805	9.29%
A1164	SUNTECH PTY LTD,	30	HOLLINGS	DENMARK WA	1	\$21,935	\$20,258	8.28%
A3849	SWINBANK, J B	434	OCEAN BEACH	OCEAN BEACH WA	1	\$1,694	\$1,342	26.22%
A624	THIES, R J	5	ILUKA	OCEAN BEACH WA	1	\$880	\$800	10.00%
A1000	THOMPSON, W G	28	PROCTER	OCEAN BEACH WA	1	\$2,478	\$2,289	8.28%
A1505	THORNTON, M P	3	OCEAN BEACH	DENMARK WA	1	\$9,637	\$8,900	8.28%
A1353	THORNTON, R D	65	SOUTH COAST	DENMARK WA	1	\$2,799	\$2,585	8.28%
A2554	THORNTON, R D	4/59	STRICKLAND	DENMARK WA	1	\$1,583	\$1,462	8.28%
A3748	THORNTON, R D	1/78	STRICKLAND	DENMARK WA	1	\$880	\$800	10.00%
A4122	THORNTON, R D	1	OCEAN BEACH	DENMARK WA	1	\$7,228	\$6,675	8.28%
A2001	THORPE, D M	51	WILLIAMS	PEACEFUL BAY WA	1	\$880	\$800	10.00%
A5065	VAN HEEREN, F A	525	LIGHTS	OCEAN BEACH WA	1	\$941	\$869	8.28%
A501	WARWICK HILL INVESTMENTS PTY LTD,	766	OCEAN BEACH	OCEAN BEACH WA	1	\$3,671	\$3,390	8.28%
A1932	DOUGLAS, I	125	FOURTH	PEACEFUL BAY WA	2	\$880	\$800	10.00%
A1854	EDWARDS, E L	47	FIRST	PEACEFUL BAY WA	2	\$880	\$800	10.00%
A170	BOYLE, A B	133	PAPERBARK	HAZELVALE WA	4	\$2,073	\$1,754	18.19%
A1045	COATES, J	404	MOUNT SHADFORTH	SHADFORTH WA	4	\$2,543	\$2,132	19.27%
A236	ENGLISH, PC	518	HAZELVALE	HAZELVALE WA	4	\$950	\$850	11.76%
A221	EWING, LD	36	MIDDLE	BOW BRIDGE WA	4	\$1,218	\$1,054	15.59%
A356	GROSVENOR, B	23	MT LEAY	SCOTSDALE WA	4	\$4,177	\$3,600	16.01%

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Ass	Name	Prop. #	Property Street	Property Locality	R/C	12/13	11/12	Var. L/Y
A100	LUKEY, BA	159	SUTTONS	KORDABUP WA	4	\$1,168	\$986	18.48%
A1726	MARSHALL, B J	3	BARNES	SCOTSDALE WA	4	\$1,210	\$1,020	18.67%
A454	NOLAN INVESTMENTS PTY LTD,	1967	SCOTSDALE	SCOTSDALE WA	4	\$1,520	\$1,275	19.19%
A8	ORPHEAN NOMINEES PTY LTD,	506	TINDALE	KENTDALE WA	4	\$1,138	\$980	16.10%
A436	OSBORNE, I F	177	OSBORNE	SCOTSDALE WA	4	\$2,115	\$1,803	17.30%
A441	PEDRO, AJ	11	SUNNY GLEN	HAY WA	4	\$3,612	\$2,968	21.71%
A257	PEDRO, R	251	DINGO FLAT	HAZELVALE WA	4	\$2,768	\$2,402	15.23%
A461	ROWLAND, BA	623	SCOTSDALE	SCOTSDALE WA	4	\$2,272	\$1,920	18.32%
A10	SEENEY, B J	2224	SCOTSDALE	KORDABUP WA	4	\$1,470	\$1,260	16.71%
A1	SIBBALD, J M	236	GEORGE EBBETT	DENMARK WA	4	\$1,940	\$1,674	15.85%
A1645	SPENCER 61 PTY LTD,	149	SAGGERS	PARRYVILLE WA	4	\$1,161	\$1,001	15.90%
A5001	SWINBURN, A	360	MCLEOD	SHADFORTH WA	4	\$1,947	\$1,668	16.73%
A984	SYME, K	1874	SOUTH COAST	SHADFORTH WA	4	\$2,371	\$1,991	19.11%
A785	THE TRUST COMPANY AUSTRALIA LTD,	4290	SKIPPINGS	KORDABUP WA	4	\$1,164	\$998	16.64%
A3650	THORNTON, P J	468	STAN	SCOTSDALE WA	4	\$1,287	\$1,100	16.99%
A5172	BENNIE, DA	21A	WILLOW CREEK	DENMARK WA	5	\$800	\$800	0.00%
A457	CASTELLI NOMINEES PTY LTD,	82-90	SOUTH COAST	DENMARK WA	5	\$11,625	\$11,647	(0.19%)
A2144	EDWARDS, J	30	SPRINGDALE	HAY WA	5	\$1,372	\$1,374	(0.19%)
A4000	GRIFFIN, GJ	14	TOMKIN	SHADFORTH WA	5	\$1,558	\$1,561	(0.19%)
A1328	HINDS, H L	83	HORSLEY	DENMARK WA	5	\$958	\$960	(0.19%)
A1751	JAMBER HOLDINGS PTY LTD,	20	SMITH	DENMARK WA	5	\$9,300	\$9,317	(0.19%)
A2247	JONES, KD	1	HARDY	DENMARK WA	5	\$897	\$899	(0.19%)
A1061	MELVISTA PARK PTY LTD	92	HORSLEY	DENMARK WA	5	\$6,045	\$6,056	(0.19%)
A3547	MELVISTA PARK PTY LTD	123	SCOTSDALE	DENMARK WA	5	\$4,185	\$4,193	(0.19%)
A5350	MUMFORD, GW	33	HEATHER	OCEAN BEACH WA	5	\$1,651	\$1,654	(0.19%)
A3115	RUSE, AL	68	SOUTH COAST	DENMARK WA	5	\$3,100	\$3,106	(0.19%)
A4055	TRIPLE NINE INVESTMENTS PTY LTD		KEARSLEY	DENMARK WA	5	\$6,975	\$6,988	(0.19%)

Totals **\$185,447** **\$171,912** **9.90%**

EFFECT OF MINIMUM VALUE ON LOWEST VALUED PROPERTIES

- 1 GRV - DEVELOPED
- 2 PEACEFUL BAY - GRV
- 4 UV
- 5 GRV - VACANT LAND

Ass #	Property Address	Valuation	R/C	Calc. 12/13	Min. 12/13	Var.
A3800	16 PAXILLUS, HAY	\$2,000	1	\$177	\$880	399%
A3427	102 PEPP'MINT, PBAY	\$2,340	1	\$207	\$880	326%
A5236	16A RUSSELL, DMK	\$3,150	1	\$278	\$880	217%
A1897	90 THIRD, PBAY	\$4,732	2	\$418	\$880	111%
A5234	101 MT LIND., SCOTS	\$155,000	4	\$592	\$950	61%
A3915	55 RIVERSIDE, NORN.	\$20	5	\$3	\$800	25,706%
A5414	HLS1 EAST RIVER, HAY	\$550	5	\$85	\$800	838%
A5446	18 PAXILLUS, HAY	\$1,975	5	\$306	\$800	161%

Differential Rates For Model 1213MODEL25 - 8.95% TOTAL REVENUE INCRE Total Codes 6 Status [CALCULATED]

Code/Description	-----Minimum-----				-----Non-Minimum-----			Total Levied Amount
	No. Of Props	Valuation (UV/GRV)	Levied Amount	Min. Adj.	No. Of Props	Valuation (UV/GRV)	Levied Amount	
00 NON RATEABLE Fixed Amt=0.00 % Uv=0.0000 % Grv=0.0000 Minimum Value=0.00 Last year R.Code=00					366	782024		
01 GRV Fixed Amt=0.00 % Uv=0.0000 % Grv=8.8250 Minimum Value=880.00 Last year R.Code=01	1114	9464758	980320.00	145054.97	1365	19327880	1705687.85	2686007.85
02 PEACEFUL BAY - GRV Fixed Amt=0.00 % Uv=0.0000 % Grv=8.8250 Minimum Value=880.00 Last year R.Code=02	203	1244880	178640.00	68779.39				178640.00
04 UV Fixed Amt=0.00 % Uv=0.3818 % Grv=0.0000 Minimum Value=950.00 Last year R.Code=04	48	10580000	45600.00	5205.60	538	273106000	1042718.73	1088318.73
05 GRV - VACANT LAND Fixed Amt=0.00 % Uv=0.0000 % Grv=15.5000 Minimum Value=800.00 Last year R.Code=05	145	577855	116000.00	26432.47	409	3721762	576873.11	692873.11
99 CATCH CODE Fixed Amt=0.00 % Uv=0.0000 % Grv=0.0000 Minimum Value=0.00 Last year R.Code=99								
Grand Totals	1510	21867493	1320560.00	245472.43	2678	296937666	3325279.69	4645839.69