

# How are rates calculated?

Rates are calculated annually from 1 July to 30 June. They are based on the valuation of your property, set by the Valuer-General's Office, using the following methods.

**Unimproved Value (UV)** is based on the land's unimproved capital value. It is predominantly used for rural properties.

**Gross Rental Value (GRV)** is used for all other properties. It is based on a theoretical annual rental value should the property be rented to a third party.  
Visit [www.landgate.wa.gov.au/valuations/](http://www.landgate.wa.gov.au/valuations/) for further information.

The Council sets a minimum rate for all properties to ensure property owners make an equitable contribution to the provision of local government services.

In the 2026/2027 Annual Budget, the minimum rate for UV-rated properties is \$1350 and \$1183 for GRV-rated properties.



## CONTACT US:



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# RATES BROCHURE 2026/2027



## Payment options

**In person:** at the Shire Admin Centre.

**By mail:** PO Box 48 Mount Barker 6324.

**By phone:** Using Mastercard or Visa card by calling 1300 276 468. Quote Biller ID 000225 and use the reference number on the rear of your notice as the reference.

**By BPAY:** Using debit card by contacting your bank. Quote Biller Code 93211 and use the reference number on the rear of your notice as the reference.

**By BPOINT:** Visit [www.bpoint.com.au/payments/plantagenet](http://www.bpoint.com.au/payments/plantagenet) and use the reference number on the rear of your notice in the Customer Reference Number field.

## Pay on time to win

Ratepayers who pay their rates in full by the 7 September 2026 due date enter the rates incentive prize draw.

**First prize:** A \$750 savings account with the Mount Barker Community Bank Branch Bendigo Bank.

**Second prize:** Access to the Mount Barker Recreation Centre or Mount Barker Memorial Swimming Pool to a maximum value of \$250.

## Instalment options

Ratepayers may elect to pay by two or four instalments. Charges apply.

**Two instalments:** due on 7 September 2026 and 11 January 2027.

**Four instalments:** due on 7 September 2026, 9 November 2026, 11 January 2027 and 15 March 2027.

## Concessions and rebates

**Pensioner Concession Card** holders may be eligible for a rebate of up to 50% of their rates to a maximum of \$750.

Pensioners may also be eligible for a rebate of the current year's Emergency Services Levy and water service charges. Eligible pensioners are exempt from interest charges on deferred and current rates.

**WA Seniors Card** holders may be eligible to a rebate of up to 25% of their rates to a maximum of \$100.

Seniors may also be eligible for a rebate of the current year's Emergency Services Levy.

Partial concessions are available to pensioners and seniors who own and occupy their property at 1 July and become eligible during that financial year.

## Understanding your rates

Rates are the vital contribution of each property owner towards the essential services and infrastructure required to meet the community's immediate and future needs.

## Your rates at work

- The day-to-day operation of facilities including the Mount Barker Swimming Pool, Mount Barker Recreation Centre and Mount Barker Library & Community Resource Centre;
- The maintenance of parks, playgrounds, gardens, public open spaces and reserves;
- The construction and maintenance of roads, footpaths and trails;
- Lighting;
- Waste management; and
- Emergency services.

