

Rates 2024/2025

Rates Frequently Asked Questions (FAQs)

Q: What is the forecast average rates increase?

The average forecast increase for 2024/2025 is 9.17%. The average increase for a residential property is 8.21%. Lifestyle property average rates will go up by a forecast 11.53%.

Commercial/ Industrial rates are forecast to increase by an average 13% and Farming/ Agricultural by 5.39%

Q: Are the forecast rates increases the same for every property?

No. The forecast rates change will be different for every property based on property valuation and the services, like water, sewerage, stormwater and waste the property receives.

Property valuations have recently been updated and the forecast rates reflect these new valuations.

Q: How can I find the forecast rates for my property?

You can check your rates by clicking on the rates tool button at letstalk.icc.govt.nz or visiting <https://icc.govt.nz/rates/>

Q: Will my rates increase next year be the same as this forecast?

The forecast rates are subject to change as the Long-term Plan is finalised. Following consultation the Council may make changes to the plan and the budgets are likely to change as a result. The final rates will reflect these changes.

Q: How are the rates calculated?

The forecast expenditure needed to deliver all the activities Councillors want in the Long-term Plan is completed. Then the forecast revenue sources like grants and subsidies, fees and charges and debt is calculated. Following this the remainder needed to fund expenditure is the amount required to come from rates.

The [draft Rating Policy](#) includes the approach to universal charges, which is the set fee for each property, and the differentials, which is a way to provide a different rating level to different categories of ratepayers. This is used to allocate the rates across all the ratepayers in the city based on their property value, any differentials which apply and the services

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Q: Why would my rates be rising more than others on my street?

Your property may have increased in value more than others based on improvements you have made or market factors related to market price movements for properties similar to yours which have sold recently. Alternatively your property may receive different services such as water, sewerage, stormwater or waste.

Q: Why would my property value have increased when I have not made any improvements?

Property valuations are also impacted by assessment of market changes including recent sale prices of properties similar to yours.

Q: Are the rates set by suburb?

No, the suburb or area you are in does not directly impact your rates increases. An exception to this would be if water, stormwater or sewerage or waste services were extended to a new area which would may effect adjacent properties.

Q: I don't receive water, stormwater or sewerage services. What does that mean for my rates?

The consultation document and rates tool shows the forecast rates, split into three waters and all other costs. This is to show the impact of the future investment required into our three waters systems. Three waters services are paid for through targetted rates. If you do not receive any of these services your rate increase will not be impacted.

Q: How was the property revaluation done in 2023?

The property revaluation was done by market valuation company QV. They use data including market sales data and property improvements data to make these assessments.

Q: What is the difference between the property valuation and the market price I would get for my house?

The property valuation is a process completed at a particular point in time by a qualified valuation agent that utilises broadscale market data as well as specific information about your property. The market price you get at the time of sale will depend on the price which individuals wishing to buy are willing to pay.

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Q: How do I find out my property revaluation?

Your property revaluation was sent to you last year and is also available on the rates tool when you search for your forecast rates.

Q: I'm on a lower income. How can I find out if I meet the criteria and apply for rates rebate?

Check out the page below for more information on how to apply through the Department of Internal Affairs: [Rates rebates | Invercargill City Council \(icc.govt.nz\)](#)

Q: How do I pay my rates?

Visit our Website: [Paying your rates | Invercargill City Council \(icc.govt.nz\)](#)

Credit Card

Online

Or by visiting any of the following – Te Hīnaki Civic Building, Bluff Service Centre

Direct Debit

Q: Who do I contact to discuss this further?

Email policy@icc.govt.nz, and we will get back to you. Alternatively call the customer service desk on 03 211 1777

Q: How can I submit my views?

Council is consulting on our 2024-2034 Long-term Plan which includes the proposed rates changes.

Submissions are due by 5pm on 2 April 2024. The easiest way is to submit online at letstalk.icc.govt.nz

Alternatively, you can pick up a submission form and drop one off to Te Hīnaki – Civic Building in Esk Street, the Invercargill Public Library, the Bluff Service Centre and Murihiku Marae. You can also email the Strategy, Policy and Engagement Team at policy@icc.govt.nz.

Post: Submission – 2024-2034 Long-term Plan
Invercargill City Council
Private Bag 90104
Invercargill 9840

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Q: Can I talk to the Mayor and Councillors about my submission?

Hearings are currently set for 10, 11 and 12 April 2024. Please indicate whether you wish to be heard in your submission.