



POLICY MANUAL

FINANCE

2.2 CONCESSIONS ON COMMERCIAL & FARMING PROPERTIES OCCUPIED BY PENSIONERS POLICY

Distribution	Chief Executive Officer, Finance Manager, Finance Officer, Ratepayers
Responsible Officer	Chief Executive Officer
Date adopted	15 August 2018
File Reference	132

Objective

To ensure pensioner and seniors concessions are allowed on farming and agricultural properties in an equitable way and that the concession relates to the residential portion of the property.

Scope

Chief Executive Officer, Finance Manager, Finance Officer, Ratepayers

Standard

In cases where an eligible pensioner or senior owns or occupies a rural/agricultural property that is used for other than residential purposes, that a proportionate rebate, by applying the arbitrary curtilage of 2 hectares in respect to the residential component of the rated property, is to be applied.

This policy specifically excludes commercial properties within the town boundary.

Definitions

Curtilage	In law, the curtilage of a house or dwelling is the land immediately surrounding it, including any closely associated buildings and structures, but excluding any associated “open filed beyond” and also excluding any closely associated buildings, structures, or divisions that contain separate intimate activities of their own respective occupants with those occupying residence being person other than those residents of the house or dwelling of which the building is associated.
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Roles & Responsibilities

Chief Executive Officer

- Ensure compliance with policy

Manager of Finance

- Ensure compliance with policy

Finance Officer

- Apply and action rates rebates, concession and exemptions

Legislation

[Local Government Act 1995](#) (s6.47)

[Rates & Charges \(Rebated & Deferments\) Act 1992](#) (s 28 [2])

Document Links

Nil

Delegation

DE34 Rates

Review History

Version	Review date	Minute no.	Notes
1	September 2015	1 092015.SM	
1.1	15 August 2018	7.1.2 OM150818	4.20 Concessions on commercial and farming properties occupied by pensioners.