

Excludes
GST

				2023/2024 Rate model options														
				3 Waters Depreciation funded			No Funding of 3 Waters Depreciation											
				Option 1			Option 2			Option 3			Option 4			Option 5		
Rate type	Area	Capital Valuation	2022/23 Rates	Draft 2023/2024 Rates	Var	%age Var	Draft 2023/2024 Rates	Var	%age Var	Draft 2023/2024 Rates	Var	%age Var	Draft 2023/2024 Rates	Var	%age Var	Draft 2023/2024 Rates	Var	%age Var
Rural	Bruce Bay	785,500	2,101.48	2,841.00	739.52	35.19%	2,756.06	654.58	31.15%	2,693.00	591.52	28.15%	2,704.13	602.65	28.68%	2,651.02	549.55	26.15%
Commercial	Bruce Bay	385,000	2,764.44	3,505.00	740.56	26.79%	3,401.46	637.02	23.04%	3,463.00	698.56	25.27%	3,369.87	605.42	21.90%	3,416.68	652.24	23.59%
Rural Residential	Bruce Bay	830,000	1,795.07	2,405.00	609.93	33.98%	2,318.35	523.28	29.15%	2,240.00	444.93	24.79%	2,293.78	498.72	27.78%	2,224.93	429.87	23.95%
Commercial	Fox Glacier	670,000	5,598.89	6,924.00	1,325.11	23.67%	6,304.75	705.86	12.61%	6,397.00	798.11	14.25%	6,175.89	577.00	10.31%	6,257.35	658.46	11.76%
Residential	Fox Glacier	640,000	3,196.56	3,979.00	782.44	24.48%	3,237.31	40.75	1.27%	3,272.00	75.44	2.36%	3,208.78	12.21	0.38%	3,247.67	51.11	1.60%
Rural	Fox Glacier	800,000	2,606.20	3,288.00	681.80	26.16%	2,807.22	201.02	7.71%	2,731.00	124.80	4.79%	2,785.71	179.51	6.89%	2,719.35	113.15	4.34%
Rural Residential	Fox Glacier	86,000	1,077.26	1,241.00	163.74	15.20%	1,149.45	72.19	6.70%	1,142.00	64.74	6.01%	1,219.55	142.29	13.21%	1,212.41	135.16	12.55%
Rural	Franz Josef	420,000	1,437.74	1,795.00	357.26	24.85%	1,705.89	268.15	18.65%	1,666.00	228.26	15.88%	1,733.23	295.49	20.55%	1,698.39	260.65	18.13%
Rural Residential	Franz Josef	300,000	1,269.00	1,554.00	285.00	22.46%	1,464.71	195.71	15.42%	1,436.00	167.00	13.16%	1,507.32	238.32	18.78%	1,482.44	213.44	16.82%
Commercial	Franz Josef	960,000	7,570.34	9,529.00	1,958.66	25.87%	8,133.10	562.76	7.43%	8,256.00	685.66	9.06%	7,904.31	333.96	4.41%	8,021.03	450.68	5.95%
Residential	Franz Josef	420,000	2,640.04	3,240.00	599.96	22.73%	2,496.31	-143.73	-5.44%	2,518.00	-122.04	-4.62%	2,504.74	-135.29	-5.12%	2,530.27	-109.77	-4.16%
Residential	Haast	225,000	2,046.80	2,470.00	423.20	20.68%	1,724.84	-321.96	-15.73%	1,737.00	-309.80	-15.14%	1,766.69	-280.11	-13.69%	1,780.36	-266.44	-13.02%
Commercial	Haast	1,290,000	6,987.57	9,113.00	2,125.43	30.42%	9,007.81	2020.24	28.91%	9,188.00	2200.43	31.49%	8,687.21	1699.64	24.32%	8,844.06	1856.49	26.57%
Rural	Haast	80,000	868.32	1,021.00	152.68	17.58%	930.02	61.70	7.11%	924.00	55.68	6.41%	997.52	129.20	14.88%	992.11	123.79	14.26%
Rural Residential	Haast	290,000	1,119.86	1,383.00	263.14	23.50%	1,292.51	172.65	15.42%	1,265.00	145.14	12.96%	1,336.65	216.79	19.36%	1,312.59	192.73	17.21%
Rural	Hari Hari	2,070,000	5,034.50	6,723.00	1,688.50	33.54%	6,649.39	1614.89	32.08%	6,482.00	1447.50	28.75%	6,380.02	1345.52	26.73%	6,240.08	1205.57	23.95%
Residential	Hari Hari	130,000	1,339.48	1,628.00	288.52	21.54%	1,241.24	-98.24	-7.33%	1,248.00	-91.48	-6.83%	1,299.66	-39.82	-2.97%	1,307.56	-31.92	-2.38%
Commercial	Hari Hari	250,000	3,273.82	3,940.00	666.18	20.35%	3,144.38	-129.44	-3.95%	3,189.00	-84.82	-2.59%	3,157.27	-116.54	-3.56%	3,187.67	-86.15	-2.63%
Rural Residential	Hari Hari	196,000	977.08	1,210.00	232.92	23.84%	1,119.02	141.94	14.53%	1,101.00	123.92	12.68%	1,175.13	198.04	20.27%	1,158.87	181.79	18.61%
Rural	Hokitika	460,000	994.20	1,383.00	388.80	39.11%	1,388.20	394.00	39.63%	1,351.00	356.80	35.89%	1,310.33	316.13	31.80%	1,279.23	285.03	28.67%
Rural Residential	Hokitika	510,000	2,081.87	2,546.00	464.13	22.29%	2,342.18	260.31	12.50%	2,298.00	216.13	10.38%	2,362.31	280.44	13.47%	2,320.00	238.14	11.44%
Residential	Hokitika	390,000	3,189.56	3,833.00	643.44	20.17%	2,935.97	-253.59	-7.95%	2,962.00	-227.56	-7.13%	2,955.15	-234.42	-7.35%	2,978.85	-210.72	-6.61%
Commercial	Hokitika	470,000	7,396.56	8,808.00	1,411.44	19.08%	6,663.67	-732.89	-9.91%	6,742.00	-654.56	-8.85%	6,611.48	-785.08	-10.61%	6,668.63	-727.93	-9.84%
Rural	Kumara	12,000	859.66	961.00	101.34	11.79%	869.23	9.57	1.11%	869.00	9.34	1.09%	948.24	88.58	10.30%	947.43	87.76	10.21%
Residential	Kumara	155,000	1,897.80	2,214.00	316.20	16.66%	1,728.65	-169.15	-8.91%	1,737.00	-160.80	-8.47%	1,782.65	-115.15	-6.07%	1,792.07	-105.73	-5.57%
Commercial	Kumara	170,000	3,358.86	3,883.00	524.14	15.60%	3,085.60	-273.26	-8.14%	3,121.00	-237.86	-7.08%	3,125.64	-233.21	-6.94%	3,146.31	-212.54	-6.33%
Rural Residential	Kumara	182,000	1,336.89	1,546.00	209.11	15.64%	1,454.99	118.10	8.83%	1,438.00	101.11	7.56%	1,512.87	175.98	13.16%	1,497.78	160.89	12.03%
Rural	Ross	277,000	1,680.19	1,945.00	264.81	15.76%	1,855.25	175.06	10.42%	1,833.00	152.81	9.09%	1,889.40	209.21	12.45%	1,870.67	190.48	11.34%
Rural Residential	Ross	750,000	2,694.37	3,205.00	510.63	18.95%	3,118.11	423.74	15.73%	3,047.00	352.63	13.09%	3,103.71	409.35	15.19%	3,041.50	347.13	12.88%
Residential	Ross	210,000	2,289.68	2,605.00	315.32	13.77%	2,120.80	-168.88	-7.38%	2,132.00	-157.68	-6.89%	2,165.47	-124.21	-5.42%	2,178.24	-111.44	-4.87%
Commercial	Ross	910,000	5,499.94	6,996.00	1,496.06	27.20%	6,902.37	1402.43	25.50%	7,022.00	1522.06	27.67%	6,692.62	1192.68	21.69%	6,803.26	1303.32	23.70%
Rural	Whataroa	1,050,000	2,676.22	3,627.00	950.78	35.53%	3,544.73	868.51	32.45%	3,460.00	783.78	29.29%	3,448.02	771.80	28.84%	3,377.04	700.81	26.19%
Rural Residential	Whataroa	320,000	1,181.61	1,476.00	294.39	24.91%	1,385.97	204.36	17.30%	1,356.00	174.39	14.76%	1,426.30	244.69	20.71%	1,399.75	218.15	18.46%
Commercial	Whataroa	235,000	2,329.13	2,798.00	468.87	20.13%	2,691.88	362.75	15.57%	2,736.00	406.87	17.47%	2,711.18	382.05	16.40%	2,739.75	410.63	17.63%
Residential	Whataroa	90,000	1,427.93	1,695.00	267.07	18.70%	1,209.57	-218.36	-15.29%	1,214.00	-213.93	-14.98%	1,274.59	-153.34	-10.74%	1,280.06	-147.87	-10.36%