

# UNDERSTANDING YOUR RATES NOTICE



**MORE INFORMATION**  
[monash.vic.gov.au/rates](https://monash.vic.gov.au/rates)

How your rates are calculated is a complicated process, to help you understand it – we've explained in a step-by-step process below.



## GENERAL RATES

Your share\* of Monash Council's annual rate revenue. The amount that Councils can raise this by in 2024/25 is capped at 2.75% by the Victorian Government.

## WASTE AND RECYCLING LEVY

A charge on all rateable properties in Monash to pay for increasing costs related to waste, recycling, and landfill.

## FIRE SERVICES LEVY

A Victorian Government levy applied to Council rates to fund Victoria's fire services.

## YOUR RATES BILL

*\* Based on your property valuation.*

## How are general rates calculated?



**Annual budgeted rates revenue (residential properties)**  
 \$125.651m

**Combined Capital Improved Value of all rateable residential properties in Monash**  
 \$91.932b

**The rate in the dollar**  
 0.00136678

**The Capital Improved Value of your property**  
 \$1,000,000 (example only)

**Your general rates**  
 \$1,366.78 (example only)

The above example is for residential properties. Non-residential property have a different rate in the dollar (0.00142607). Visit [monash.vic.gov.au/rates](https://monash.vic.gov.au/rates)

## WHO VALUES MY PROPERTY?



Valuations of properties in Monash are coordinated by the Victorian Government's Valuer General. Visit [monash.vic.gov.au/rates](https://monash.vic.gov.au/rates) to learn more.

## WHAT IS THE RATE CAP?

The Victorian Government sets an amount that local councils can increase their total rate revenue each year, for 2024/25 this is 2.75%.

Your bill may have changed by more or less than the 2.75% because the cap applies to council's total rate revenue - not individual properties. Individual rates bills may increase or decrease due to your property valuation compared to last year.