

Newcastle City Council							Schedule 2		
This table is an automated summary of the information in Schedule 2 below and is not to be filled in.									
SUMMARY									
Ordinary rate category	Number of sub-categories	Number of Assessments	Ad Valorem Rate	Base Amount \$	Base Amount %	Minimum \$	Number on Minimum	Land Value as at 01/07/22	2022-23 Notional Income Yield
Farmland	0	9.0	0.0	0.0			2.0	7,456,500	23,032
Residential	0	67104.6	0.22758	823.93	50.00%		0.0	24,294,300,357	110,578,462
Mining	0	0.0	0.0	0.0			0.0	0	0
Business	26	5020.4	0.0	0.0			775.0	3,617,715,437	62,772,983
TOTAL	26	72134.0					777.0	27,919,472,294	173,374,477

Newcastle City Council							Schedule 2	
CALCULATION OF 2022-23 NOTIONAL GENERAL INCOME YIELD - Ordinary Rates								
Note: All valuations in this part must be ones in Council's Valuation List on 1 July 2022 including those where section 513 estimates were used in WP1								
This schedule should reflect the actual values used for levying rates in 2022-23.								
NOTIONAL INCOME YIELD SHOULD BE SHOWN BEFORE ANY ADJUSTMENT IS MADE FOR UNCOLLECTED INCOME.								

Rating Category (S514-518)	Name of sub-category	Number of Assessments	Ad Valorem Rate	Base Amount \$	Base Amount %	Minimum \$	Number on Minimum	Land Value as at 01/07/22	Land Value of Land on Minimum	2022-23 Notional Income Yield
Residential		67,104.60	0.22758	823.93	50.00%			24,294,300,357		110,578,462
Business		4,766.40	1.5681			1,134.70	729.00	2,895,385,374	26,492,243	45,814,309
Farmland		9.00	0.29351			1,134.70	2.00	7,456,500	382,500	23,032
Business	Broadmeadow Industrial Centre	1.00	3.87056			1,134.70		4,500,000		174,175
Business	Carrington Industrial Centre	35.00	2.435489			1,134.70	1.00	62,108,001	1	1,513,768
Business	Carrington Industrial Port and Coal Zone	2.00	3.392505			1,134.70		47,300,000		1,604,655
Business	Carrington Industrial Port Operations Use	3.00	2.721934			1,134.70		10,658,000		290,104
Business	Hexham Light Industrial Centre	52.00	2.532696			1,134.70	1.00	40,760,200	5,600	1,033,325
Business	Inner City Suburban Shop. Centre	1.00	2.202954			1,134.70		5,610,000		123,586
Business	The Junction Commercial Shopping Centre	1.00	3.948715			1,134.70		6,200,000		244,820
Business	Jesmond Major Commercial Shopping Centre	1.00	4.585446			1,134.70		14,200,000		651,133
Business	Kotara Homemaker's Centre	3.00	1.387959			1,134.70	1.00	22,502,000	32,000	313,009
Business	Kotara Homemaker Centre - South Zone	1.00	1.666798			1,134.70		20,400,000		340,027
Business	Kooragang Industrial Centre	29.00	1.751565			1,134.70	1.00	64,157,110	2,310	1,124,848
Business	Kooragang Industrial Coal Zone	5.00	1.920089			1,134.70	2.00	36,898,002	2	710,744
Business	Kotara Major Commercial Shopping Centre	1.00	3.679722			1,134.70		45,100,000		1,659,555
Business	Kooragang North Coal Zone	3.00	2.617107			1,134.70		60,650,000		1,587,275
Business	Kooragang Walsh Point Industrial Centre	15.00	2.186269			1,134.70		101,290,750		2,214,488
Business	Maj. Commercial Shopping Centre (Inner City)	1.00	1.093038			1,134.70		22,400,000		244,841
Business	Maj. Commercial Shopping Centre (InnerCityEast)	1.00	1.475658			1,134.70		6,280,000		92,671
Business	Mayfield North Heavy Industrial Centre	5.00	1.083683			1,134.70		62,345,000		675,622
Business	Mayfield North Future Development Indust. Centre	1.00	1.84536			1,134.70		21,489,000		396,549
Business	Mayfield North Industrial Centre	10.00	1.714055			1,134.70		30,172,000		517,165
Business	Mayfield Suburban Shopping Centre	2.00	2.202954			1,134.70		8,850,000		194,961
Business	Suburban Shopping Centre	2.00	3.28288			1,134.70		6,660,000		218,640
Business	Mayfield West Storage Units	76.00	2.831941			567.35	40.00	1,490,000	539,380	49,615
Business	Suburban Shopping Centre Hamilton	1.00	1.934387			1,134.70		3,290,000		63,641
Business	Wallsend Major Commercial Shopping Centre	1.00	5.767255			1,134.70		8,000,000		461,380
Business	Waratah Major Commercial Shopping Centre	1.00	5.078439			1,134.70		9,020,000		458,075
Total Assessments:		72,134.00						27,919,472,294	Sub-Total:	173,374,477

Newcastle City Council							Schedule 2		
CALCULATION OF 2022-23 NOTIONAL GENERAL INCOME YIELD - Special Rates									
2022-23 Special Rates	Number of Assessments	Ad Valorem Rate	Base Amount \$	Base Amount %	Minimum \$	Number on Minimum	Land Value as at 01/07/22	Land Value of Land on Minimum	2022-23 Notional Income Yield
Hunter Mall	52.00	0.17051					47,324,600		80,693
Mayfield	169.00	0.095597					86,038,939		82,251
Hamilton A	100.00	0.177738					52,779,000		93,808
Hamilton B	79.00	0.088869					41,017,600		36,452
Hamilton C	38.00	0.044435					33,368,680		14,827
Wallsend A	112.00	0.371295					31,601,360		117,334
Wallsend B	8.00	0.185647					8,206,000		15,234
Wallsend C	1.00	0.278471					8,000,000		22,278
New Lambton-A	46.00	0.098478					16,003,870		15,760
CityCentre - City East	215.00	0.221853					83,505,739		185,260
CityCentre -Darby Street	64.00	0.051079					68,725,371		35,104
CityCentre -CityWest-Close	241.00	0.078447					330,365,358		259,162
CityCentre - CityWest-Distant	24.00	0.039224					37,088,948		14,548
CityCentre - Tower	94.00	0.221853					80,663,840		178,955
CityCentre - Mall	70.00	0.221853					52,434,670		116,328
CityCentre - Civic-Close	107.00	0.116374					96,976,830		112,856
CityCentre - Civic-Distant	18.00	0.058187					11,182,434		6,507
Sub-Total:									1,387,357

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CALCULATION OF 2022-23 NOTIONAL GENERAL INCOME YIELD - Annual Charges								
2022-23 Annual Charges identified in Section 505(a) as being included in General Income e.g. drainage	No. of Assessments	Amount of Charge	2022-23 Notional Income Yield					
		Sub-Total:	0					
Adjustment (reduction) to base amounts and minimum rates income due to conservation agreements (Schedule 4A)								
			0					
Total 2022-23 Notional General Income Yield:								
			174,761,834					
(All Sub-Totals from Schedule 2) (transfer to Schedule 3)								
Note: Section 505(a) of the Local Government Act 1993 provides for those rates and charges that are to be included in general income, including certain section 501 annual charges.								