



Proposed Rates for 2026/2027

Waipā District Council

Wednesday 3 June 2026

This rates calculator gives an indication of what your rates will be for the 2026/2027 year. If you have any queries, please contact the Revenue Department at Waipā District Council rates.department@waipadc.govt.nz.

Property Information

Situation Address	Property ID	Valuation No	Rateable Area (ha)	Improvements
208 North Street Te Awamutu 3800	4400	04471/249.00	0.086500	DWG OBS OI

Valuation Data

Land Value (\$)	Capital Value (\$)	Note
\$375000	\$700000	Valuation as at 1 August 2025

Water Meter Information

Meter	Note
Water Meter on Property - YES	This property has its own standalone water meter and does not share with other properties. Water consumption invoices are separate to the property rates invoices.

Account Number	Meter Number
8326	17MC228085

Current Year Rating Data

Annual Property Rates 2025/2026 (excl. Water and Waste Water Charges)
\$2487.23

Proposed Rating for Year 2026/27 – Information as at 31 March 2026

Annual Property Rates 2026/2027 (excl. Water and Waste Water Charges)			
\$2586.84			
Property Rates Annual Change (%)		Weekly Change (\$)	
4.0%		\$1.92	
Description	Rates Set	Unit Rate	Value of Factor
UAGC	\$893.55	893.55	1
Recycling Charge	\$202.08	202.08	1
Fixed Targeted Rates	\$344.32	344.32	1
Capital Value Rates	\$843.00	0.001405	600000
Stormwater Rates	\$294.60	0.000491	600000
Other Rates	\$9.29		

Annual Waste Water Charge 2026/2027	
\$1483.50	
Metered Water Charge 2026/2027	
\$2.9795/m ³ volumetric charge + Network Charge at 71 Cents/Day	
2 Waters Charges Annual Change (%)	
22.9%	

Note/Disclaimer:
- Your property rates and wastewater charges (if applicable to a property) will continue to be contained in the same invoice for 2026/27 year. - Your metered water charges (if applicable to a property) will be a separate invoice. - This rates calculator reflects the proposed rating changes in the 2026/27 Draft Annual Plan. - The information is extracted from the rates records as at 31 March 2026. There may still be changes to this data (such as valuation confirmations, building consents or subdivisions) for individual properties until the rates are confirmed for the 2026/27 year in July 2026. Those changes will be reflected in your 2026/27 rates.

Glossary:
UAGC: Stands for Uniform Annual General Charge. This is a fixed charge applied to each separately used or inhabited part of a rating unit; for example a block of flats, an additional dwelling or unit, separate

businesses located within one rating unit.

Capital Value Rates: Capital Value rates are based on the capital value of your rating unit (meaning those with higher-value rating units pay more than people with lower-value rating units).

Improvements:

DWG – Dwelling

UNIT – Unit

FLAT – Flat

OB - Other Buildings

BLDG – Buildings

FG – Fencing

OI - Other improvements

WRC Rating Information

By law, all people who pay rates to their own local council must also pay rates to their regional council. This has been the case since 1989. These rates are invoiced annually around September by Waikato Regional Council. Please use the Find Out Your Rates web page - <https://www.waikatoregion.govt.nz/council/rates/find-out-your-rates/> to find out what the rates will be for the financial year (1 July to 30 June). For further information regarding the Waikato Regional Council rates, please email rates@waikatoregion.govt.nz or phone 0800 800 401.