

Rec 20/6/16

RHS Submission 315

RE-LEGAL&SOSIAL ISSUES INQUIRY

My name is SIMON CLAUDE ALLAS and I reside at [REDACTED]
[REDACTED]

[REDACTED] It is Leasehold contract.

Council rates

A delegate of [REDACTED] residents approached the Cardinia Council approximately 4 years ago to request a reduction in rates due to some duplication of rates paid to Council and maintenance fees levied by this village, explaining that street lighting road maintenance etc. were included as expenses funded from that residents' levy. The delegation reported that their request was denied.

The only Council service within this village is weekly garbage collection. As justification for rates reduction, the density of housing within most retirement villages means that the collection of rates must represent more income to Council than in the comparable area occupied by other ratepayers in private housing. Furthermore facilities sustained by resident levies on site are swimming pool and equipped gymnasium available for the sole use of residents and their guests, thus saving depreciation of those provided by council in the municipality.

I hope the inquiry committee would also take into account the financial hardship exacerbating this inequality to older residents existing solely on aged pension. During the working life of most in the age group including myself, superannuation existed mostly as a refund of the amount paid to a particular employer until the employee left. i.e. No accumulated interest on retirement superannuation as now exists. It appears there is a strong need for legislation to introduce a rate reduction to provide fairness to all rates payers who pay twice for services received only once as in the above example.

Thank you for your time to read the letter, hoping it will meet your consideration.

13/5/16

C. ALLAS [REDACTED]