

QLDC Funding and Rating Changes 2016

Queenstown Lakes District Council ("QLDC") has announced its latest changes to its Funding and Rating policies which form part of its 2016-2017 Annual Plan (the "Plan"). The Plan was notified on 6 April 2016 and submissions close to the public on **29 April 2016**.

Key changes are being introduced for land which has underlying zoning for development but is currently being farmed. The intent of the Council's changes (according to the Plan's Consultation Document) are to; encourage the release of zoned land, promote affordability and housing supply, and deter 'land banking'. Where land is used principally for agricultural purposes but has an underlying zoning 'for development' it will be captured by the higher 'Vacant Section' rating category (as opposed to the lower 'Primary Industry' category currently).

The reality is that for landowners who are farming or keeping land in a pastoral state with a view to future development may in some instances be facing up to a 154% increase in rates (depending on location and connection of services to a particular property).

This is an entirely new approach from QLDC where currently rates are determined by the use of land rather than what the land is zoned as under the District Plan.

To find out more about how to make a submission and have your say on the proposed rating changes, talk to one of our specialist resource management team practitioners in Queenstown, [Maree Baker-Galloway](#) or [Warwick Goldsmith](#).

You can read the draft Annual Plan [here](#).