

Examples of rating impact on residential, commercial and industrial properties with potential rating policy options

	Status Quo 2024-34 LTP, move commercial from 13.3% to 13.8%	Status Quo 2024-34 LTP, move commercial from 13.3% to 13.8%	new Industrial definition, maintain industrial at 19%	new Industrial definition, maintain industrial at 19%	Same differentials as 2024/2025	Same differentials as 2024/2025	Combine Industrial and Commercial	Combine Industrial and Commercial
Budget increase	12.50%	10%	12.50%	10%	12.50%	10%	12.50%	10%

% allocation of General rates and differentials								
Residential	66.3%	1.0	66.9%	1.0	67.0%	1.0	66.0%	1.0
Commercial	13.8%	2.23	14.1%	2.10	13.1%	2.1	15.3%	2.50
Industrial	20.0%	2.65	19.0%	2.65	19.8%	2.6	18.8%	2.50

Residential	% change							
Low Residential (1%)	10.4%	8.5%	10.9%	8.8%	11.0%	9.1%	10.2%	8.1%
Lower Quartile (25%)	11.4%	9.5%	12.1%	9.6%	12.2%	10.3%	11.1%	8.6%
Median (50%)	11.7%	9.8%	12.5%	9.9%	12.6%	10.7%	11.4%	8.8%
Upper Quartile (75%)	12.0%	10.2%	12.9%	10.1%	13.0%	11.1%	11.7%	8.9%
High residential (99%)	13.2%	11.3%	14.3%	11.0%	14.4%	12.5%	12.7%	9.5%
Commercial								
Lower Quartile (25%)	17.1%	15.4%	13.2%	10.5%	13.3%	11.6%	26.5%	23.4%
Median (50%)	18.0%	16.2%	13.6%	10.7%	13.7%	12.0%	28.6%	25.2%
Upper Quartile (75%)	18.5%	16.7%	13.8%	10.8%	13.9%	12.2%	29.7%	26.1%
High commercial (99%)	19.2%	17.3%	14.1%	10.9%	14.3%	12.5%	31.3%	27.5%
Industrial								
Lower Quartile (25%)	13.9%	12.2%	14.7%	12.0%	13.3%	11.7%	9.1%	6.5%
Median (50%)	14.4%	12.7%	15.4%	12.4%	13.8%	12.1%	9.0%	6.2%
Upper Quartile (75%)	14.8%	13.0%	15.8%	12.7%	14.1%	12.4%	8.9%	5.9%
High Industrial (99%)	15.1%	13.3%	16.3%	12.9%	14.5%	12.7%	8.8%	5.7%

Residential	\$/pw change							
Low Residential (1%)	\$4.36	\$3.57	\$4.56	\$3.69	\$4.58	\$3.80	\$4.26	\$3.40
Lower Quartile (25%)	\$6.74	\$5.63	\$7.15	\$5.67	\$7.20	\$6.08	\$6.55	\$5.09
Median (50%)	\$7.86	\$6.60	\$8.37	\$6.61	\$8.43	\$7.16	\$7.63	\$5.89
Upper Quartile (75%)	\$9.42	\$7.94	\$10.06	\$7.90	\$10.14	\$8.65	\$9.12	\$6.99
High residential (99%)	\$28.00	\$23.98	\$30.25	\$23.35	\$30.54	\$26.48	\$26.97	\$20.18
Commercial								
Lower Quartile (25%)	\$25.91	\$23.30	\$19.97	\$15.91	\$20.13	\$17.63	\$40.23	\$35.52
Median (50%)	\$46.58	\$42.01	\$35.19	\$27.66	\$35.51	\$31.13	\$74.01	\$65.23
Upper Quartile (75%)	\$79.91	\$72.16	\$59.74	\$46.61	\$60.30	\$52.90	\$128.48	\$113.14
High commercial (99%)	\$1,778.29	\$1,608.89	\$1,310.75	\$1,012.29	\$1,323.77	\$1,162.49	\$2,904.32	\$2,554.69
Industrial								
Lower Quartile (25%)	\$19.20	\$16.86	\$20.39	\$16.60	\$18.47	\$16.15	\$12.54	\$9.01
Median (50%)	\$34.75	\$30.56	\$37.11	\$29.87	\$33.31	\$29.15	\$21.57	\$14.82
Upper Quartile (75%)	\$67.56	\$59.48	\$72.40	\$57.87	\$64.63	\$56.60	\$40.61	\$27.10
High Industrial (99%)	\$681.35	\$600.40	\$732.41	\$581.54	\$650.37	\$570.04	\$396.75	\$256.67