

Act 1994 No. 87

**LOCAL GOVERNMENT (BOARDING AND LODGING
HOUSES) AMENDMENT BILL 1994***

NEW SOUTH WALES



EXPLANATORY NOTE

(This Explanatory Note relates to this Bill as introduced into Parliament)

Under the Local Government Act 1993, rateable land is to be categorised as farmland, residential, mining or business. Land that cannot be categorised as farmland, residential or mining is to be categorised as business. Different rates may be made and levied for different categories.

At present, section 516 of the Act provides that land is to be categorised as residential if its dominant use is for residential accommodation otherwise than as (among other things) a boarding house or a lodging house. Accordingly, land used for a boarding or lodging house is currently categorised as business.

The object of this Bill is to amend section 516 so as to categorise land the dominant use of which is for residential accommodation in the form of a boarding or lodging house as “residential”.

After the amendment, the relevant part of section 516 (1) of the Act will read as follows (matter to be omitted is shown in italics and matter to be inserted is underlined):

- (1) Land is to be categorised as **residential** if it is a parcel of rateable land valued as one assessment and:
- (a) its dominant use is for residential accommodation (otherwise than as a hotel, motel, guest-house, boarding house, lodging house or nursing home or any other form of residential accommodation (not being a boarding house or a lodging house) prescribed by the regulations); or
 - (b)

* Amended in committee—see table at end of volume.

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Clause 1 specifies the short title of the proposed Act.

Clause 2 provides that the proposed Act is to commence on the date of assent to the Act. However, the clause also provides that the Act is not to apply in respect of the rating year in which it receives assent.

Clause 3 is a formal provision that gives effect to the Schedule of amendments to the Local Government Act 1993.

Schedule 1 makes the amendments to the Local Government Act 1993 referred to above.
