



Remission of Rates on Unoccupied Māori or Moriori Freehold Land Application

Applicant Details

Applicant Name _____

Postal Address _____

Contact number _____

Email: _____

Property ID for remission _____

Address _____

Legal Description _____

I have read the conditions and criteria on page 2, and apply for a remission of rates on the above property ID under the CIC Rates Remission Policy for the following reasons. The objectives achieved from having a remission on this property are:

Comments

- Supporting documents attached
- Property map attached (*indicating area(s) of unused land*)

I declare that all the details provided are true and correct

Signature _____ Date _____

Name (please print) _____

Office use only	
Application Approved / Declined	Date _____
Delegated signature _____	



CIC Remission of Rates on Māori or Moriori Freehold Land

Objectives of the Policy

Some Māori or Moriori freehold land on the Chatham & Pitt Islands is unoccupied and unproductive. This land creates a significant rating burden on the Māori owners who often do not have the ability or desire to make economic use of the land. Often this is due to the nature of the ownership or it is isolated and marginal in quality.

The objective of the policy is:

- To recognise situations where there is no occupier, or no economic or financial benefit is derived from the land.
- Where part only of a block is occupied or used, to grant remission for the portion of land not occupied or used.
- To encourage owners or trustees to use or develop the land.
- Any other matter in accordance with schedule 11 of the Local Government Act 2002.

Conditions or Criteria

The land must be Māori or Moriori freehold land (as defined in the Local Government (Rating) Act 2002) or the land is general land that ceased to be Māori land under Part 1 of the Māori Affairs Amendment Act 1967 which does not produce any income.

The land or portion of the land must not be “used”. This includes leasing the land, residing on the land, maintaining livestock on the land, growing exotic forest for future harvesting, using the land for storage or in any other way. Land that is maintained to reduce fire risk, or land that is unfenced and grazed by wandering stock for no income by the owners is not “used”.

In order to encourage the development of the land, the rating unit may be apportioned into used and non-used portions and the rates will be remitted on the percentage of non- used land. Any occupied dwellings, or activities using the land for commercial or agricultural purposes, will be rated the general and targeted rates per separately used or inhabited parts of a rating unit.

To be considered for rates remission under this policy, the owner or ratepayer must apply for rates remission under this policy, provide information in the prescribed form on how the relevant criteria and conditions are satisfied and complete relevant statutory declarations as may be required by Council.

However, if the owners of an unoccupied block cannot be found, the Council may apply a remission without the need for a request.

If the circumstances of a ratepayer who has been granted a remission under this policy changes, the ratepayer must inform Council within 30 days. The change in circumstances may mean that the rating unit or part of the rating unit, is no longer eligible for a remission under this policy in future rating years.

All land that is approved for remission under this policy, will be reviewed on a yearly basis to decide if the remission is still relevant for the following rating year.

To view the full policy for Rates Remission on Māori or Moriori Freehold Land, this is available on request from the CI Council Office, 13 Waitangi Tuku Road, or available on our website here:

<https://www.cic.govt.nz/documents/chatham-islands-council-rates-remission-policy-on-maori-and-moriori-freehold-land/>

Delegations

Decisions on remission of rates (partly or whole) under this policy will be decided by Council on a case by case basis.

Map