

New Valuation List and Government Rent Roll open for inspection

The newly declared 2021-22 Valuation List and Government Rent Roll will be available for inspection from next Monday (March 22).

The List and Rent Roll can be inspected during office hours from March 22 to May 31 at the Rating and Valuation Department (RVD), Cheung Sha Wan Government Offices, 15/F, 303 Cheung Sha Wan Road, Kowloon.

The public may also search for entries on the List and the Rent Roll on the department's website (www.rvd.gov.hk) or its Property Information Online (PIO) website (www.rvdpi.gov.hk) during this period.

Notices relating to the display of the List and the Rent Roll were gazetted today (March 19).

Proposals objecting to the new rateable values should be made on the specified form (R20A), which is available from the RVD or the Home Affairs Enquiry Centres of the Home Affairs Department. Completed forms should reach the RVD by post or by hand between March 22 and May 31. The public may also lodge a proposal by submitting an electronic form (e-R20A) using the Electronic Submission of Forms service provided on the department's website.

"Proposals received after May 31 or served by other modes including facsimile transmission will not be accepted," a department spokesman said.

All rateable values are reviewed by reference to rental values in the open market on the designated valuation reference date of October 1, 2020, to ensure that the rates and Government rent liability are distributed fairly among rates and rent payers in accordance with the assessed rateable values.

Rates are charged at a percentage of the rateable value of the property. For the financial year 2021-22 the rates percentage charge will remain at the present level of 5 per cent. If payable, Government rent is charged at 3 per cent of the rateable value of the property.

In the 2021-22 Budget Speech, the Financial Secretary announced the waiving of rates for four quarters of 2021-22. For each domestic rateable tenement, the concession ceiling will be \$1,500 per quarter for the first two quarters, and \$1,000 per quarter for the remaining two quarters. For each non-domestic rateable tenement, the concession ceiling will be \$5,000 per quarter for the first two quarters, and \$2,000 per quarter for the remaining two quarters.

Rates and Government rent demands to be issued in early April will show the revised rateable values for 2021-22, the Government rent payable and the net rates amount payable after deducting the rates concession. Leaflets explaining the general revaluation and the rates concession scheme will accompany these demands. Enquiries can be made on the department's 24-hour

hotline 2152 0111.

"The demands must be paid by the last day for payment shown on the demand whether or not an objection is made to the new rateable value," the spokesman said. "If there is any change to the rateable value as a result of any objection, this will date back to April 1, 2021, and any necessary adjustment to the amount payable will be made in subsequent demands."

To enhance valuation transparency, rates and rent payers of assessed private residential properties (excluding village houses) may obtain information on the saleable area and age of their properties free of charge through the PIO by making use of the Assessment Number and the PIO Enquiry Code printed on the Rates and Government Rent Demand.