

**Submission
No 11**

EMERGENCY SERVICES FUNDING REFORM

Name: Mr Warren Hart

Date Received: 5 June 2026

I have some feedback / submissions for the proposed Emergency Services Levy Reform

Please accept these as submissions and where they pose a question provide a written response.
prior to the feedback cut off date.

1. Will there be a total revenue cap similar to council rates ie a land value x a rating factor to protect homeowners from huge land value increases causing a huge increase in the proposed levy. if not why not.
2. Councils now contribute and pass that on to rate payers the proposal stops charging them, will there be a corresponding reduction in Council rates, if not why not.
3. Why is land value fair as it is not always a measure of capacity to pay, scenario someone who purchased a long time ago when homes were cheap may not have same capacity to pay as a recent purchaser of a house with same land value. Also capacity to pay more in line with improved value wouldn't you say, if you don't agree why.
4. Paper says this will pay for emergency services and will be similar to other states. Given this noting it fully funds services and other states provide ambulances for free will NSW remove the user-based charges on using an ambulance? If not explain why not.
5. Why is it fair that regional property owners pay considerably less based on land value. Is the cost of providing emergency services considerably less in rural areas including regional cities that may have a lower land value? Why is this equitable for property owners in Sydney?
6. How will it be costed for owners of home units and strata schemes, should be a very similar levy to free standing homes. Obvious problem dividing land value of a unit complex by number of units is some city and inner east apartments can cost more than a free-standing house in an outer suburb so why should they get any discount based on land value divided by number of units?
7. Will I be paying more?
8. Claiming insurance will cost less so more people will insure or not under insure is a flawed reason because households incomes are fixed, you are proposing to lower insurance premiums then charge a levy, if people can't pay the current levy on insurance policies how is another charge independent of insurance levies going to make any difference?
9. State government if it wants to make insurance more affordable should stop charging stamp duty and / or refund the GST. Has this been considered to improve affordability of insurance premiums? If not why not.
10. Pensioner discounts as a flat rate flawed as some people have their own super, have structured it to still get a part pension and could in fact have more disposable income than some self-funded retirees. Should be more comprehensive and look at full pension and part pensions ie a flat rate for a full pension recipient that scales back based on reduction in full pension based on other income etc. If you disagree explain why.
11. Vacant land, why would anyone who owns vacant land need an emergency service, its not as if the vacant land is going to burn down or need an ambulance is it? 40% is an insufficient discount, the charge should be minimal at worst, ideally exempt. Disagree please discuss why.
12. How is this scheme intended to rate properties should values fall?