



Mike Mayes, Director
Financial Services/Treasurer

TOWN OF NEWMARKET
395 Mulock Drive
P.O. Box 328
Newmarket, ON L3Y 4X7

www.newmarket.ca
mmayes@newmarket.ca
905.895.5193 ext. 2102

October 19, 2015

CORPORATE SERVICES REPORT - FINANCIAL SERVICES-2015-44

TO: Mayor Tony Van Bynen and Members of Council
Committee of the Whole

SUBJECT: Cancellation, Reduction or Refund of Property Taxes Pursuant to the *Municipal Act, 2001*

ORIGIN: Supervisor, Property Tax & Assessment

RECOMMENDATION

THAT Corporate Services Report - Financial Services – 2015-44 dated October 19, 2015 regarding Property Tax Adjustments Pursuant to the *Municipal Act, 2001* be received and the property tax adjustments outlined in Appendix 1 (attached) be approved.

COMMENTS

Purpose

The purpose of this report is to obtain the approval of Council to cancel, reduce and/or refund the balance of various property tax accounts set out on the attached schedule.

Budget Impact

There is no budget impact as a provision has been allowed for property tax adjustments. The total amount being adjusted is \$2,860.45. The Town's portion of this amount is \$953.18, the Region's portion is \$1,002.85 and the School Board's portion is \$904.42.

Summary

Sections 357 and 358 of the *Municipal Act, 2001* provides the authorities and reasons for the cancellation, reduction or refund of taxes.

Background

Analysis and Options

Sections 357 and 358 of the *Municipal Act, 2001* provide the authorities and reasons for the cancellation, reduction or refund of taxes. Some examples of eligible criteria are:

- Tax classification change
- Structure razed or damaged by fire or demolition
- Land has become exempt
- Gross or manifest error made by MPAC or the Municipality, that may be factual or clerical in nature

Applications were received by taxation staff and forwarded to the Municipal Property Assessment Corporation (MPAC) for review. Upon receiving value confirmations and/or comments from MPAC, staff calculates the amount for tax adjustments. Once Council approves the property tax adjustments, staff will notify the affected taxpayer(s).

All property tax amounts approved for cancellation, reduction or refund will be charged back in proportion to the amounts levied, to the Region and School Boards.

BUSINESS PLAN AND STRATEGIC PLAN LINKAGES

This report links to Newmarket's key strategic directions in being Well Managed through fiscal responsibility.

CONSULTATION

The Municipal Property Assessment Corporation (MPAC) provides the revised classification and/or Current Value Assessment (CVA) amounts.

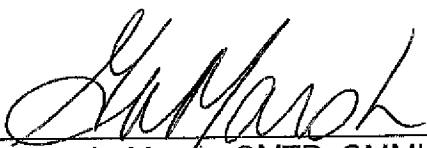
BUDGET IMPACT

There is no budget impact as a provision has been allowed for property tax adjustments. The total amount being adjusted is \$2,860.45. The Town's portion of this amount is \$953.18, the Region's portion is \$1,002.85 and the School Board's portion is \$904.42.

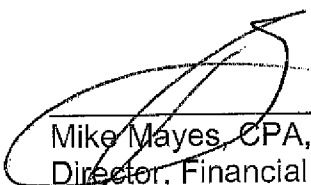
As part of the pro-active assessment management program, staff have reviewed these applications in detail and confirmed that the reduction in property taxes is warranted and accurate.

CONTACT

For more information on this report, contact: Grace Marsh at 905-953-5300, ext. 2143 or via e-mail at gmarsh@newmarket.ca



Grace L. Marsh, CMTP, CMMIII
Supervisor, Property Tax & Assessment



Mike Mayes, CPA, CGA
Director, Financial Services/Treasurer



Anita Moore, AMCT
Commissioner, Corporate Services

GM

Attachment:

- a) Appendix 1 – Cancellation, Reduction or Refund of Property Taxes – 2015 (1 pg.)

APPENDIX 1 - Cancellation, Reduction or Refund of Property Taxes (2015)

ROLL NO	APPEAL #	LOCATION	REASON	YEAR	TAX CLASS	TOTAL	TOWN	REGION	SCHOOL BOARD
010-040-43500	2015-05	187 CARLSON DR	DEMOLITION	2015	RTES	279.46	110.09	114.45	54.92
030-130-04900	2015-07	299-300 DAVIS DR	BECAME EXEMPT	2014	CT-RT	1,197.55	303.88	320.47	573.20
030-140-23000	2015-09	109 LORNE AVE	POOL DEMOLITION	2015	RTEP	119.23	46.97	48.83	23.43
030-141-14100	2014-12	451 MILLARD AVE	BECAME EXEMPT	2014	RTEP	1,264.21	492.24	519.10	252.87
TOTALS:						\$2,860.45	\$953.18	\$1,002.85	\$904.42