



TO: GENERAL COMMITTEE

SUBJECT: 2024 TAX RATES

WARD: ALL

PREPARED BY AND KEY CONTACT: K. JYLHA, MANAGER, TAXATION AND REVENUE, EXT.5146

SUBMITTED BY: C. SMITH, SENIOR MANAGER, ACCOUNTING AND REVENUE

GENERAL MANAGER APPROVAL: C. MILLAR, CHIEF FINANCIAL OFFICER AND TREASURER

CHIEF ADMINISTRATIVE OFFICER APPROVAL: M. PROWSE, CHIEF ADMINISTRATIVE OFFICER

RECOMMENDED MOTION

1. That the tax rates for the 2024 taxation year be established as identified in Appendix "A" to Staff Report FIN012-24.
2. That the City Clerk be authorized to prepare all necessary by-laws to establish the 2024 tax rates as described within Staff Report FIN012-24.

PURPOSE & BACKGROUND

Report Overview

3. The purpose of this report is to establish the 2024 tax rates based on the budgetary requirements approved in the 2024 Business Plan.
4. Council approved the City's portion of the 2024 Business Plan & Budget on December 6, 2023 under Motion 23-G-281 (as amended), and the service partner portion on January 31, 2024 under Motions 24-G-009 (as amended) and 24-G-010 (as amended). Both motions established the 2024 Business Plan & Budget total property tax levy requirement at \$300,213,127.
5. On April 17, 2024, Council approved FIN003-24 - 2024 Tax Ratios. The 2024 tax rates are based on the approved recommendations from that report.

ANALYSIS

6. The 2024 tax rates are presented in Appendix A. The tax rates are calculated by determining the amount each taxable property class needs to contribute based on established tax ratios in order to generate the property tax levy requirement of \$300,213,127.
7. It is anticipated that the final 2024 property tax bills will be issued in early June. The instalment due dates proposed for the balance of 2024 are June 28 and September 27. Proposed instalment dates for taxpayers participating in the City of Barrie's (City) pre-authorized monthly payment plan are June 28, July 31, August 30, September 27, and October 31. As in previous years, the final tax rate by-law will establish penalties and interest rates at 1.25% per month in accordance with the *Municipal Act, 2001*.

8. In addition to collecting Municipal taxes, the City is also required to collect education taxes on behalf of the Province. The Province establishes the education rates each year under Ontario Regulation 400/98, as amended. Multi-residential, farm, and managed forest classes are included as part of the residential classification.
9. Rates for utility transmission corridors and railway rights-of-way are also established by Provincial Regulation.
10. Payment in lieu (PIL) of taxes are billed and collected in accordance with Provincial Regulation O. Reg. 382/98, as amended, based on assessed values from the Municipal Property Assessment Corporation (MPAC), and the tax rates that would be used if the properties were taxable. Properties that are subject to PIL of taxes are typically government owned properties, hospitals, and colleges/universities. For hospitals, the PIL is calculated based on the number of beds, and for colleges/universities, the calculation is based on "heads" or number of students as reported to the City.

ENVIRONMENTAL AND CLIMATE CHANGE IMPACT MATTERS

11. There are no environmental or climate change impact matters related to the recommendation.

ALTERNATIVES

12. There are no alternatives for Council to consider in terms of the tax rates, as they are a prescribed calculation based on the tax levy, tax ratios, and tax policies approved by Council for 2024.
13. The following alternative is available for consideration by General Committee:

Alternative #1 General Committee could choose to change the instalment or monthly pre-authorized due dates.

This alternative is not recommended as it could pose a strain on the City's cash flow requirements.

FINANCIAL

14. There are no direct financial implications to the City associated with the recommendations regarding the tax rates. However, postponing a decision about the 2024 tax rates would create a delay in issuing the 2024 final property tax bills, which could create a financial constraint on the City's cash flows.

LINKAGE TO 2022-2026 STRATEGIC PLAN

15. This is an operational matter that is not specifically related to the goals identified in the 2022-2026 Strategic Plan.

Appendix "A"
2024 Proposed Tax Rates

Property Class	Tax Class Qualifier	Municipal Tax Rate	Education Rate	Total Rate	Total Municipal Levy (\$)	Total Education Levy (\$)	Total Levy (\$)
R - Residential Full	RT	1.200416%	0.153000%	1.353416%	217,536,429	27,726,282	245,262,711
C - Commercial Full	CT/GT/C7	1.720347%	0.880000%	2.600347%	39,637,154	20,275,379	59,912,533
C - Commercial Excess Land	CU	1.720347%	0.880000%	2.600347%	1,039,816	531,891	1,571,707
C - Commercial Vacant Land	CX	1.720347%	0.880000%	2.600347%	953,332	487,653	1,440,985
D - Office Building Full	DT	1.720347%	0.880000%	2.600347%	1,510,910	772,868	2,283,778
D - Office Building Excess/Vacant Land	DU/DX	1.720347%	0.880000%	2.600347%	0	0	0
F - Farm Full	FT	0.300104%	0.038250%	0.338354%	67,487	8,602	76,089
I - Industrial Full	IT	1.820224%	0.880000%	2.700224%	5,635,936	2,724,732	8,360,669
I - Industrial Vacant Land	IX	1.820224%	0.880000%	2.700224%	2,049,797	990,988	3,040,785
I - Industrial Excess Land	IU	1.820224%	0.880000%	2.700224%	133,126	64,361	197,486
L - Large Industrial Full	LT	1.820224%	0.880000%	2.700224%	570,112	275,625	845,737
L - Large Industrial Excess Land	LU	1.820224%	0.880000%	2.700224%	45,981	22,230	68,210
M - Multi-Residential Full	MT	1.200416%	0.153000%	1.353416%	10,878,248	1,386,496	12,264,744
N - New Multi-Residential Full	NT	1.200416%	0.153000%	1.353416%	1,999,979	254,909	2,254,889
P - Pipelines Full	PT	1.325186%	0.880000%	2.205186%	558,235	370,700	928,935
S - Shopping Centre Full	ST	1.720347%	0.880000%	2.600347%	17,043,933	8,718,391	25,762,325
S - Shopping Centre Excess Land	SU	1.720347%	0.880000%	2.600347%	57,885	29,609	87,494
T - Managed Forest Full	TT	0.300104%	0.038250%	0.338354%	2,347	299	2,646
R - Residential Education Only	RD	0.000000%	0.153000%	0.153000%	0	946	946
Industrial Payment in Lieu Properties- Hydro	IH, IJ, IK	1.820224%	1.062384%	2.882608%	164,621	96,082	260,703
Commercial Payment in Lieu Properties- Hydro	CH, CJ	1.720347%	0.980000%	2.700347%	327,798	186,731	514,530
TOTAL					\$300,213,127	\$64,924,773	\$365,137,900