



THE CORPORATION OF THE TOWN OF PENETANGUISHENE

BY-LAW 2017-41

Being a By-law to Set the Rates of Taxation For the Year 2017

WHEREAS pursuant to section 9 of the Municipal Act, 2001 S.O. 2001, chapter 25 as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other Act;

AND WHEREAS pursuant to section 8. (1) of the Municipal Act, the powers of a municipality under this or any other Act shall be interpreted broadly so as to confer broad authority on the municipality to enable the municipality to govern its affairs as it considers appropriate to enhance the municipality's ability to respond to municipal issues;

AND WHEREAS the Municipal Act, Section 312 (2), provides that the local municipality shall in each year pass a By-law levying a separate tax rate on the assessment in each property class in the local municipality ratable for local municipality purposes;

AND WHEREAS, the County of Simcoe, being the upper-tier municipality passed a By-law in accordance with section 308 (5) of the Municipal Act which established the Tax Ratios to be used by all municipalities within the County and the Tax Rates to be used by lower-tier municipalities to determine the amount of taxes to be raised for the County Levy;

AND WHEREAS the Tax Rates to be used by lower-tier municipalities to determine the amount of taxes to be raised for the Education Levy, have been set by the Province;

AND WHEREAS the adjustments to the 2017 property taxes for each property in the commercial, industrial and multi-residential classes will be determined at the upper-tier level in accordance with the Municipal Act and said amounts will be provided to the Town of Penetanguishene for inclusion in the 2017 final tax bill.

NOW THEREFORE be it enacted and it is hereby enacted by the Council of The Corporation of the Town of Penetanguishene as follows:

1. That, for the year 2017, the estimate of all sums required for municipal purposes is as set forth in Schedule "A" as attached hereto and forming part of this By-law.
2. That for the year 2017, there shall be levied and collected upon the assessments in each property class, the rates of taxation as contained in Schedule "A" as attached hereto and forming part of this By-law.
3. In calculating the 2017 taxes as authorized herein, the Treasurer shall reduce the taxes by the interim amount billed as per Section 312 of the Municipal Act. The

balance of the property taxes shall become due and payable in two installments, payable July 31st, 2017 and September 29th, 2017. The balance of taxes for the capped classes, being the Commercial, Industrial and Multi-Residential properties subject to Municipal Act adjustments, shall become due in two installments to be determined.

4. Notwithstanding section 3, taxes may be paid by installment by means of pre-authorized payment through a financial institution that offers such services. Such pre-authorized payments will be accepted on a monthly basis or on a due date basis as arranged with the Treasurer.
5. A penalty shall be imposed for nonpayment of taxes by the due date, at the rate of 1.25% of the amount due on the day after the due date and on the first day of each calendar month thereafter in which default continues.
6. After December 31, 2017, the Treasurer shall add interest at the rate of 1.25% per month on all taxes due and unpaid.
7. The Treasurer is hereby instructed to mail or cause to be mailed, the notices of taxes due to the address of the residence or place of business of the person to whom such a notice is required to be given, as it appears in the last revised Assessment Roll for the Town of Penetanguishene.
8. Taxes shall be payable to The Corporation of the Town of Penetanguishene at Townhall, 10 Robert Street West, by mail to P.O. Box 5009, Penetanguishene, ON L9M 2G2, or at the Penetanguishene Branch of the TD Canada Trust or any other participating chartered bank, or financial institution through Telepay or online banking.
9. The Treasurer may accept part payment on account of any taxes due from time to time, and apply such payments to outstanding balances.
10. The Treasurer is hereby authorized to adjust the billing schedule and/or tax rates, if the Municipal Act capping adjustments are not received in a timely manner and, if required in order to comply with Provincial legislation or regulations which may be received subsequent to the passing of this By-law.
11. That this By-law shall take effect on the date of passing.

BY-LAW read a first, second and third time and finally passed by Council on the 14th day of June, 2017.

MAYOR Gerry Marshall

CLERK Stacey Cooper

**The Corporation of the Town of Penetanguishene
2017 TAX RATES**

2017 TAX RATES & TAX LEVIES

Tax Rates by Property Class		Town	OPP	County	Education	2017 Total Tax Rate
1. Res/Farm	RT	0.00825612	0.00157932	0.00294537	0.00179000	0.01457081
2. Multi-Res	MT	0.01159056	0.00221717	0.00413493	0.00179000	0.01973266
3. Commercial Occupied	CT	0.01033749	0.00197747	0.00368790	0.01140000	0.02740285
Vacant Land	CX	0.00723624	0.00138423	0.00258153	0.00798000	0.01918199
Excess Land	CU	0.00723624	0.00138423	0.00258153	0.00798000	0.01918199
New Construction	XT	0.01033749	0.00197747	0.00368790	0.01140000	0.02740285
4. Industrial Occupied	IT	0.01270204	0.00242978	0.00453145	0.01390000	0.03356327
Excess Land	IU	0.00825632	0.00157936	0.00294544	0.00903500	0.02181613
Vacant Land	IX	0.00825632	0.00157936	0.00294544	0.00903500	0.02181613
5. Farmlands - Taxable	FT	0.00206403	0.00039483	0.00073634	0.00044750	0.00364270
6. Pipelines Taxable	PT	0.01070488	0.00204775	0.00381897	0.01335807	0.02992966
7. Managed Forests Taxable	TT	0.00206403	0.00039483	0.00073634	0.00044750	0.00364270

Tax Levies by Property Class		Town	OPP	County	Education	2017 Total Levy
1. Res/Farm	RT	\$ 7,173,461	\$ 1,372,217	\$ 2,559,132	\$ 1,555,270	\$ 12,660,080
2. Multi-Res	MT	\$ 242,071	\$ 46,306	\$ 86,359	\$ 37,384	\$ 412,120
3. Commercial Occupied	CT	\$ 503,568	\$ 96,328	\$ 179,648	\$ 555,326	\$ 1,334,870
Vacant Land	CX	\$ 8,255	\$ 1,579	\$ 2,945	\$ 9,103	\$ 21,881
Excess Land	CU	\$ 257	\$ 49	\$ 92	\$ 283	\$ 681
New Construction	XT	\$ 30,963	\$ 5,923	\$ 11,046	\$ 34,146	\$ 82,078
4. Industrial Occupied	IT	\$ 231,863	\$ 44,353	\$ 82,717	\$ 253,731	\$ 612,664
Excess Land	IU	\$ 1,077	\$ 206	\$ 384	\$ 1,178	\$ 2,845
Vacant Land	IX	\$ 2,421	\$ 463	\$ 864	\$ 2,649	\$ 6,397
5. Farmlands - Taxable	FT	\$ 2,231	\$ 427	\$ 796	\$ 484	\$ 3,937
6. Pipelines Taxable	PT	\$ 28,036	\$ 5,363	\$ 10,002	\$ 34,985	\$ 78,386
7. Managed Forests Taxable	TT	\$ 1,892	\$ 362	\$ 675	\$ 410	\$ 3,339
		8,226,094	1,573,576	2,934,659	2,484,950	15,219,279