

PROPERTY TAX ADJUSTMENTS, SECTIONS 357, 358 OR 359, MUNICIPAL ACT, 2001**Recommendation**

The Director of Finance, in consultation with the Manager of Property Tax & Assessment recommends:

That Council approve, under the authority of the *Municipal Act, 2001*, the property tax adjustments shown in Table A below.

Purpose

To obtain Council approval for the following property tax adjustments:

Table A

Application Number	Roll Number	Name	Property Address	Tax Year	Amount Adjusted
1112	330 22000	1199394 Ontario Limited	5283 Rutherford Road	2002	\$45,982.21
1114	32079500	Woodstream Developments	25 Woodstream Blvd.	2003	(\$53,877.00)

Background - Analysis and Options

Sections 357, 358 and 359 of the *Municipal Act, 2001*, allow Council to approve adjustments to property taxes levied. Specifically, Section 357 and 358 allow for the cancellation, reduction or refund of taxes for the current and two previous years in specific instances. Section 359 allows for the increase of property taxes in specific instances.

Application 1112 is being presented to correct a clerical error made by the Ministry of Municipal Affairs in the Online Property Tax Analysis (OPTA) system. An error was made in determining the 2001 annualized taxes for 2002 taxation purposes. In accordance with legislation the property owner has received notification of this application by letter dated November 28th, 2003.

Application 1114 is being presented to correct a clerical error made by the Municipal Property Assessment Corporation (MPAC). A data entry input error was made in the value of the property for supplementary taxation purposes. This property owner has also been notified, by letter, of this application to Council.

Should the property owners disagree with Council's approval of the property tax adjustments, they have an option to appeal the decision to the Assessment Review Board.

Conclusion

Council's approval of the recommendation will result in the correction of the property tax accounts.

Attachments

None

Report prepared by:

Mark Cernanec, Assessment Clerk

Respectfully submitted,

Barry E. Jackson
Director of Finance