

Mayors' Caucuses February 2012



# Property Assessment and Tax Policy

Objectives, Scope and Process

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## Discussion Topics

- History of Project
- Objectives and Scope of Issues
- Process and Opportunities for Member Engagement

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## History of Project

- Property taxes are the main source of municipal revenue
- Concerns about outdated or inappropriate property assessment and tax legislation and associated administrative systems
- Need to ensure fair and equitable approaches

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## Initial Approach

- Commissioned research and established a Task Force to recommend changes.
  - openness, transparency and effectiveness of the assessment and taxation system;
  - completion of assessment reforms regarding the regulated industrial property assessments; and
  - the need for changes in the administration of assessment and taxation function.

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## 27 Initial Recommendations

- Recommended changes were approved at AUMA's 2010 convention and forwarded to the Minister of Municipal Affairs.
- Will be considered during review of Municipal Government Act.

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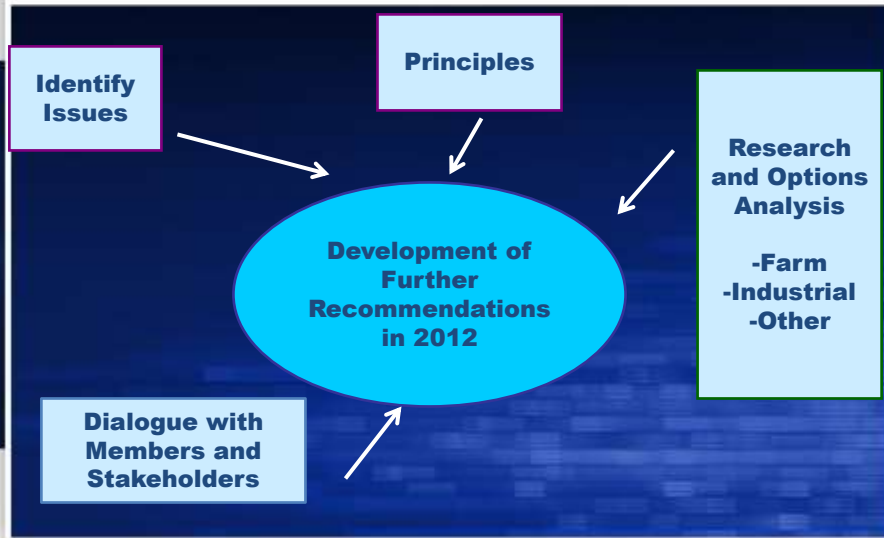


## Second Phase for Remaining Issues

- Tax policies for farm property
- Tax concessions for industrial property
- Other assessment and taxation issues (e.g., complaint system, business tax provisions, supplementary assessment and taxation provisions, grants in lieu of taxes, non-residential and condominium classes/subclasses, etc.)

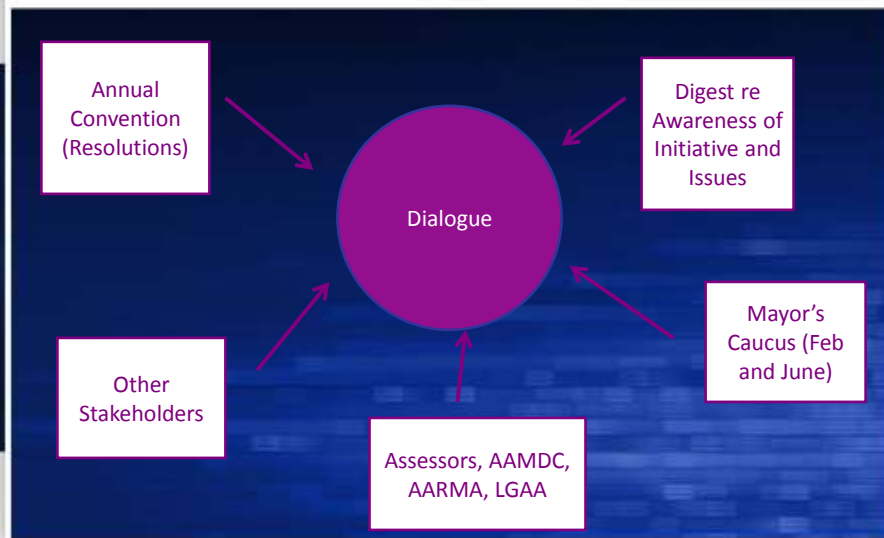
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## Model for Developing Recommendations



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## Member and Stakeholder Dialogue



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## Recommended Changes

- Task Force provides report to AUMA Board
- Board develops policy paper based on input from Task Force and members
- Policy paper is presented as a resolution at 2012 Convention

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## Key Question to Members

- Have all the issues been identified?

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