



THE CORPORATION OF THE TOWNSHIP OF MCGARRY

BY-LAW 2021-32

**BEING A BY-LAW TO SET AND LEVY THE RATES
OF TAXATION FOR THE YEAR 2021**

WHEREAS the Municipal Act 2001 provides that Council shall pass a By-Law to levy a separate tax rate on the assessment of each property, and;

WHEREAS the Council of the Township of McGarry has in accordance with the Municipal Act considered the estimates of the Municipality and the Boards and Commissions of the Municipality and it is necessary that the following sums be levied from Property Assessment Roll for the year 2020.

GENERAL MUNICIPAL PURPOSES	\$809,209.00
SCHOOL BOARD PURPOSES	\$64,161.00

AND WHEREAS all Property Assessment Rolls on which the 2021 taxes are to be levied have been returned and revised pursuant to the provisions of the Assessment Act, subject to appeals at present before the Assessment Review Board, The Ontario Municipal Board and the District Court.

AND WHEREAS the “Residential/Farm Assessment”, “Multi-Residential Assessment”, “Commercial Assessment”, “Industrial Assessment”, “Farmlands Assessment”, and “Managed Forests Assessment” have been determined the basis of the aforementioned property assessment rolls.

AND WHEREAS these tax rates on the aforementioned “Residential/Farm Assessment”, Multi-“Residential Assessment”, “Commercial Assessment”, “Industrial Assessment”, “Farmlands Assessment”, and “Managed Forests Assessment” have been calculated pursuant to the provisions of the Municipal Act in the manner set out herein.

AND WHEREAS it is necessary for the Municipality pursuant to the Education Act, to levy tax rates required to raise the sums requisitioned by the Province against Property Assessments.

AND WHEREAS all property assessment rolls on which the 2021 School Board taxes are to be levied have been returned and revised pursuant to the provisions of the Assessment Act, subject to appeals at present before the Assessment Review Board, the Ontario Municipal Board and District Court.

AND WHEREAS the “Commercial Assessment”, “Industrial Assessment” have been determined on the basis of the aforementioned Property Assessment Rolls.

AND WHEREAS these tax rates on the aforementioned “Commercial Assessment”, “Industrial Assessment” have been calculated pursuant to the provisions of the Municipal Act and the provisions of the Education Act in manner set out herein.

NOW THEREFORE the Corporation of the Township McGarry hereby enacts as follows:

1. That the Corporation of the Township of McGarry adopt the sum of Eight Hundred and Nine thousand, Two Hundred and Nine Dollars (\$809,209.00) as gross estimates of the funds required during the year 2021 for General, Municipal and Local Board purposes of the Township of McGarry excluding the School Boards.
2. That having duly adopted the Gross Estimates for the year 2021 that Municipality shall levy upon "Residential/Farm Assessment", "Multi-Residential Assessment", "Commercial Assessment", "Industrial Assessment", the tax rates for the raising of the 2021 General Estimates as set in Schedule "A" attached and forming part of the By-Law.
3. That the Corporation of the Township of McGarry as requisitioned by the Province adopt the estimated sum of Sixty Four Thousand, One Hundred and Sixty-One Dollars (\$64,161.00) for school board purposes to be levied on 2021 Property Assessment as follows:

AND THE RATES FOR EACH CLASS AS SET OUT IN SCHEDULE "A" ATTACHED AND FORMING PART OF THIS BY-LAW.
4. That taxes levied are to become due and payable, 50% on the 30th day of September, 2021 and 50% on the 30th day of November 2021.
5. There shall be imposed a penalty for non-payment of tax levy on the due date of any installments thereof the amount of 1.25% of the amount due and unpaid on the 1st day of each default, and an additional penalty of 1.25% shall be added on the 1st day of each calendar month thereafter in which default continues.
6. The Council of the Township of McGarry hereby sets the minimum tax levy per tax roll to be imposed for 2021 at Ten dollars (\$10.00).
7. That the Tax Collector is hereby authorized to mail or cause to be mailed, the Notice of Taxes due, the Address of Residence or place of business of the person to whom notice is required to be given.
8. All Taxes will be paid at or to the Tax Collectors Office.
9. This By-Law shall come into force and effect upon the date of final reading and passed.

READ THIS FIRST AND SECOND TIME THIS 14th DAY OF JUNE 2020.

READ THIS THIRD TIME AND FINALLY PASSED THIS 14th DAY OF JUNE, 2021.


MAYOR


CLERK TREASURER

SCHEDULE "A"

BY-LAW 2021-32

ASSESSMENT CLASS	2020 ASSESSMENT INCLUDES PIL	2021 MUNICIPAL TAX RATE	2021 SCHOOL TAX RATE	COMBINED 2021
Residential/Farm	33,935,500.00	.02257333	.00153000	.02410333
Commercial	1,090,800.00	.02595933	.00880000	.03475933
Commercial/Vacant	27,200.00	.01817153	.00880000	.02697153
Industrial	531,900.00	.02595933	.00418996	.03014929
Industrial/Vacant	-	.01687356	.00418996	.02106352
Farm	-	.00564333	.00038250	.00602583
Managed Forest	98,000.00	.00564333	.00038250	.00602583
Shortline Rail Acreage		\$38.89/acre		