

Subject: Tax Relief for Plan: 1021463 Block: 1 Lot: 21A**APPROVALS:****Jamie Doyle**_____
Director_____
Chief Administrative Officer**Recommended Motion:**

THAT the request for cancellation of the 2020 municipal portion of taxes levied in the amount of \$14,589.71 for the property legally described as Plan: 1021463 Block: 1 Lot: 21A be denied.

Summary:

Administration received a request for the cancellation of the municipal portion of the 2020 taxes in the amount of \$14,589.71 for the property legally described as Plan: 1021463 Block: 1 Lot: 21A. This property was damaged during the 2020 river breakup flood and the property owner suffered financial hardship as a result.

There are additional property owners in the Municipality also facing financial hardship and it would not be fair or just for this taxpayer to receive a cancellation of municipal taxes. As per the Municipal Government Act, S. 347 (1) if council considers it equitable it may, with or without conditions, cancel or reduce tax arrears. In this case allowing one property owner cancellation is not equitable and therefore the request should be denied.

Background:

On April 27, 2020, the building on Plan: 1021463 Block: 1 Lot: 21A was damaged during the 2020 river breakup flood. The property was submersed in 4 feet of water, rendering the property uninhabitable until repairs were completed on September 15, 2020. The property owner did have insurance coverage to cover the repairs to the facility but not business interruption to cover loss of rent and project management oversight of the repairs. Therefore, the property owners are requesting the municipal portion of taxes be cancelled from April 27, 2020 to September 15th, 2020 due to this financial hardship.

Municipal services that provide public benefit are supported by general tax revenue. These services, such as emergency management, building safety codes, and permitting, were still supported during the time frame of when tax relief is being requested. In addition, to support flood relief and recovery for organizations, council passed the 2020 Flood Recovery Bylaw (Bylaw No. 20/014), which temporarily waived

all community development and safety code permitted fees, disposal fees at the Municipal landfill, non-residential (commercial) solid waste collection and recycling fees and temporarily suspend provisions in the Noise Bylaw (No. 83/024) to allow for flood recovery noise caused by, or arising from, any remediation or reconstruction activities in flood-impacted areas.

To date there have not been any other cases of tax relief being granted for the 2020 river breakup flood.

Budget/Financial Implications:

Cancellation of the municipal portion of property tax will result in a net loss of \$14,589.71, prorated at \$103.47 per day for 141 days for the period from April 27, 2020 to September 14, 2020.

Rationale for Recommendation:

The application of Section 347(1) in this case would set a significant precedent and likely result in other requests to the Municipality for similar relief, especially in times of economic uncertainty. Additionally, the municipality provided other means to lessen any financial hardship due to the use of other Municipal services.

Strategic Priorities:

Responsible Government