

## Impact of the Proposed Budget on the Tax Levy and an Average Taxpayer

### **Market Value Changes**

An analysis of market values found that residential values have increased by approximately 1.12% while non-residential market values have decreased by 1.26% over 2017. This market shift is based on the median value so one needs to keep in mind this market shift will affect each property differently. For example a residential taxpayer whose assessment has increased more than 1.12% will see more of a tax increase and an assessment value that has increased less than 1.12% will see less of a tax increase.

### **Residential Property**

The impact of the proposed budget for a typical residential property will be:

<b>Residential:</b>					
<b>Median Assessment Value</b>	<b>\$</b>	<b>489,695</b>	<b>\$</b>	<b>495,180</b>	
<b>PROPERTY TAX - Estimate</b>		<b>2017</b>		<b>2018</b>	
				<b>\$ Change</b>	<b>% Change</b>
Municipal	\$	1,858	\$	1,924	\$ 66 3.55%
Tri Leisure Centre	\$	38	\$	41	\$ 3 7.89%
Edmonton Metropolitan Region Board	\$	3	\$	3	\$ - 0.00%
<b>Subtotal</b>	<b>\$</b>	<b>1,899</b>	<b>\$</b>	<b>1,968</b>	<b>\$ 69 3.63%</b>
Senior's Foundation	\$	29	\$	31	\$ 2 6.90%
School	\$	1,220	\$	1,244	\$ 24 1.97%
<b>Total</b>	<b>\$</b>	<b>3,148</b>	<b>\$</b>	<b>3,243</b>	<b>\$ 95 3.02%</b>

For comparison purposes, the 2018 interim budget is shown below. This estimate excluded the change in the requisitions for the Senior's Foundation and school taxes as these requisitions were unavailable at that time.

<b>Residential: Interim Budget</b>					
<b>Median Assessment Value</b>	<b>\$</b>	<b>489,695</b>	<b>\$</b>	<b>489,695</b>	
<b>PROPERTY TAX - Estimate</b>		<b>2017</b>		<b>2018</b>	
				<b>\$ Change</b>	<b>% Change</b>
Municipal	\$	1,858	\$	1,904	\$ 46 2.48%
Tri Leisure Centre	\$	38	\$	42	\$ 4 10.53%
Edmonton Metropolitan Region Board	\$	3	\$	3	\$ - 0.00%
<b>Subtotal</b>	<b>\$</b>	<b>1,899</b>	<b>\$</b>	<b>1,949</b>	<b>\$ 50 2.63%</b>
Senior's Foundation	\$	29	\$	29	\$ - 0.00%
School	\$	1,220	\$	1,220	\$ - 0.00%
<b>Total</b>	<b>\$</b>	<b>3,148</b>	<b>\$</b>	<b>3,198</b>	<b>\$ 50 1.59%</b>

**Non-Residential Property**

The impact of the proposed budget for a typical non-residential property will be:

<b>Non-Residential:</b>					
<b>Median Assessment Value</b>	<b>\$</b>	<b>5,037,219</b>	<b>\$</b>	<b>4,973,750</b>	
<b>PROPERTY TAX - Estimate</b>		<b>2017</b>	<b>2018</b>	<b>\$ Change</b>	<b>% Change</b>
Municipal	\$	38,225	\$ 38,649	\$ 424	1.11%
Tri Leisure Centre	\$	790	\$ 815	\$ 25	3.16%
Edmonton Metropolitan Region Board	\$	70	\$ 68	\$ (2)	-2.86%
<b>Subtotal</b>	<b>\$</b>	<b>39,085</b>	<b>\$ 39,532</b>	<b>\$ 447</b>	<b>1.14%</b>
Senior's Foundation	\$	299	\$ 310	\$ 11	3.68%
School	\$	18,213	\$ 18,697	\$ 484	2.66%
<b>Total</b>	<b>\$</b>	<b>57,597</b>	<b>\$ 58,539</b>	<b>\$ 942</b>	<b>1.64%</b>

For comparison purposes, the 2018 interim budget is shown below. This estimate excluded the change in the requisitions for the Senior's Foundation and school taxes as these requisitions were unavailable at the time.

<b>Non-Residential: Interim Budget</b>					
<b>Median Assessment Value</b>	<b>\$</b>	<b>5,037,219</b>	<b>\$</b>	<b>5,037,219</b>	
<b>PROPERTY TAX - Estimate</b>		<b>2017</b>	<b>2018</b>	<b>\$ Change</b>	<b>% Change</b>
Municipal	\$	38,225	\$ 39,165	\$ 940	2.46%
Tri Leisure Centre	\$	790	\$ 854	\$ 64	8.10%
Edmonton Metropolitan Region Board	\$	70	\$ 71	\$ 1	1.43%
<b>Subtotal</b>	<b>\$</b>	<b>39,085</b>	<b>\$ 40,090</b>	<b>\$ 1,005</b>	<b>2.57%</b>
Senior's Foundation	\$	299	\$ 299	\$ -	0.00%
School	\$	18,213	\$ 18,213	\$ -	0.00%
<b>Total</b>	<b>\$</b>	<b>57,597</b>	<b>\$ 58,602</b>	<b>\$ 1,005</b>	<b>1.74%</b>

Parkland County has no control over the school requisition. This is determined by the province and the municipality is only responsible for levying the school taxes.