

From: Viv Saunders

Sent: April 18, 2021 10:09 AM

To: DL - Council Only <dlcouncilonly@hamilton.ca>; clerk@hamilton.ca

Cc: Zegarac, Mike <Mike.Zegarac@hamilton.ca>

Subject: ~ 22+% increase on Final Tax Bills for 6000 properties in Ward 10 and 11 ???

Dear Honourable Mayor & Council Members,

I've read the recent articles in the Hamilton News & the Public Record as well as the March 29th Communication Update titled 2021 Tax Impacts due to Area Rating ([2021 Tax Impacts due to Area Rating \(hamilton.ca\)](#)) which was/is scheduled to be discussed at the GIC Meeting this week, April 21st.

What isn't apparent to me in the report or in the Tables attached, is clarity of the impact to those 6000 properties that are moving from Rural fire tax levies to Urban fire tax levies.

Based on my analysis, which I hope is proven wrong, those 5,200 residential properties (of which 4,347 are in Ward 10) impacted by the change in Tax Policy, will experience:

- a .5% reduction due to Area Rating
- a 2.3% increase due to Budget; as well as
- a 9.1% increase due to Tax Policy change (Table 1, Page 2 of 3)

While I appreciate there is no way around this - In total, an ~ 11% increase in those homeowners annual 2021 property taxes will result in an ~22% increase in their final 2021 tax bills over their interim 2021 tax bill. I didn't calculate it out, but presumably the impact to the 800 businesses will be roughly 2x or 3x these residential % increases.

As I stated previously, I hope I have incorrectly calculated out what isn't clear to me from the report, but if I have Council & property owners should have a clear understanding of what the full impacts are of approving Tax Policy changes (redrawing boundary lines) prior to but more so, after approving the final budget.

Even though I honestly believe the boundaries for Fire Services (inclusive of Waterdown & Ancaster though) should have been keeping pace with Growth with slight modifications occurring over the last 20 years, I'm wondering if there is an alternative that might be considered such as phased in levies?

In my respectful submission, for obvious reasons, Council might want to give pause on approving the Tax Policy change in full at this time.

Sincerely,

Viv Saunders

P.S. It would help with transparency & comprehension, if a Mapping of the locations of only the 6,000 properties in Ward 10 & 11 impacted by this change in service is also part of the communication to Council; and by extension the public. Is it possible to have that included in the report please?

P.P.S Don't tell my husband I wrote this, he wouldn't be pleased that I'm questioning/opposing something that would see us personally get a .5% reduction in our 2021 2.1% property tax increase. 😊