

CITY OF KITCHENER 2020 FINAL TAX RATES Bylaw 2020 - 043

Category	Class	Description	CITY	REGION	EDUCATION	TOTAL	BIA		
							Downtown	Belmont	
Residential	R1	Residential / Farm Taxable: Farmland Awaiting Develop 1	0.00259046	0.00450828	0.00114750	0.00824624			
	R4	Residential / Farm Taxable: Farmland Awaiting Develop 2	0.00345395	0.00601103	0.00153000	0.01099498			
	RH	Residential/Farm Taxable: Full, Shared as if P-I-L	0.00345395	0.00601103	0.00153000	0.01099498			
	RT	Residential / Farm Taxable: Full	0.00345395	0.00601103	0.00153000	0.01099498			
Multi-Res.	M1	Multi-Residential Taxable: Farmland Awaiting Develop 1	0.00259046	0.00450828	0.00114750	0.00824624			
	M4	Multi-Residential Taxable: Farmland Awaiting Develop 2	0.00673519	0.01172151	0.00153000	0.01998670			
	MT	Multi-Residential Taxable: Full	0.00673519	0.01172151	0.00153000	0.01998670			
	NT	New Multi-Residential Taxable: Full	0.00345395	0.00601103	0.00153000	0.01099498			
Commercial	C1	Commercial Taxable: Farmland 1	0.00259046	0.00450828	0.00114750	0.00824624			
	CH	Commercial Taxable: Hydro, Full, Shared as if P-I-L	0.00673519	0.01172151	0.01250000	0.03095670			
	CT	Commercial Taxable: Full	0.00673519	0.01172151	0.01250000	0.03095670	0.00344710	0.00195072	
	CU	Commercial Taxable: Vacant Unit / Excess Land	0.00673519	0.01172151	0.01250000	0.03095670	0.00344710		
	CX	Commercial Taxable: Vacant Land	0.00673519	0.01172151	0.01250000	0.03095670	0.00344710	0.00195072	
	DT	Office Buildings Taxable: Full	0.00673519	0.01172151	0.01250000	0.03095670	0.00344710	0.00195072	
	DU	Office Buildings Taxable: Vacant Unit / Excess Land	0.00673519	0.01172151	0.01250000	0.03095670			
	GT	Parking Lots Taxable: Full	0.00673519	0.01172151	0.01250000	0.03095670	0.00344710	0.00195072	
	HT	Landfill Taxable: Full	0.00531908	0.00925699	0.01250000	0.02707607			
	ST	Shopping Center Taxable: Full	0.00673519	0.01172151	0.01250000	0.03095670	0.00344710		
	SU	Shopping Center Taxable: Vacant Unit / Excess Land	0.00673519	0.01172151	0.01250000	0.03095670			
	XT	Commercial (New Construction) Taxable: Full	0.00673519	0.01172151	0.00980000	0.02825670	0.00344710		
	XU	Commercial (New Construction) Taxable: Excess Land	0.00673519	0.01172151	0.00980000	0.02825670			
	YT	Office Build New Construction	0.00673519	0.01172151	0.00980000	0.02825670			
	ZT	Shopping Center (New Construction) Taxable: Full	0.00673519	0.01172151	0.00980000	0.02825670	0.00344710		
	ZU	Shopping Center (New Construction) Taxable: Excess Land	0.00673519	0.01172151	0.00980000	0.02825670			
Industrial	I1	Industrial Taxable: Farmland Awaiting Develop 1	0.00259046	0.00450828	0.00114750	0.00824624			
	I4	Industrial Taxable: Farmland Awaiting Develop 2	0.00673519	0.01172151	0.01250000	0.03095670			
	IH	Industrial Taxable: Hydro, Full, Shared as if P-I-L	0.00673519	0.01172151	0.01250000	0.03095670			
	IJ	Industrial Taxable: Vacant Land, Shared as P-I-L	0.00673519	0.01172151	0.01250000	0.03095670			
	IK	Industrial Taxable: Hydro excess land, Shared as if P-I-L	0.00673519	0.01172151	0.01250000	0.03095670			
	IT	Industrial Taxable: Full	0.00673519	0.01172151	0.01250000	0.03095670	0.00344710		
	IU	Industrial Taxable: Vacant Unit / Excess Land	0.00673519	0.01172151	0.01250000	0.03095670			
	IX	Industrial Taxable: Vacant Land	0.00673519	0.01172151	0.01250000	0.03095670			
	JT	Industrial (New Construction) Taxable: Full	0.00673519	0.01172151	0.00980000	0.02825670			
	LT	Large Industrial Taxable: Full	0.00673519	0.01172151	0.01250000	0.03095670			
	LU	Large Industrial Taxable: Vacant Unit / Excess Land	0.00673519	0.01172151	0.01250000	0.03095670			
Others	FT	Farmlands Taxable: Full	0.00086349	0.00150276	0.00038250	0.00274875			
	PT	Pipelines Taxable: Full	0.00401107	0.00698061	0.00980000	0.02079168			
	TT	Managed Forest Taxable: Full	0.00086349	0.00150276	0.00038250	0.00274875			
Special Charges		Special Charges: King St sdwk snow removal	\$ 27.26/meter						
		Special Charges: Side St sdwk snow removal	\$ 8.28/meter						

Capping Parameters	Multi-residential	Commercial	Industrial
Annualized Tax Limit		10.00%	10.00%
Prior Year CVA Tax Limit		10.00%	10.00%
CVA Tax Threshold - Increasers		\$500	\$500
CVA Tax Threshold - Decreasers		\$500	\$500
Exclude Reassessment Increase		Yes	Yes
Exclude Properties Previously at CVA Tax		Yes	Yes
Exclude Properties that Move from Capped to Clawed Back		No	No
Exclude Properties that Move from Clawed Back to Capped		Yes	Yes
Capping phase-out	Year 4 (CVA Tax)	Year 2 (½)	Year 3 (½)
Overall Levy Change Factor	2.9509%	1.8855%	1.8855%
Capping Clawback and Retained Percentages			
Clawback Percentage		2.70%	0.00%
Retained Percentage		97.30%	100.00%
Total		100.00%	100.00%