

2017 City of Guelph Property Tax Rates and Parameters

2017 Property Tax Rates

Property Class	RTC/RTQ	City Tax Rates	Infrastructure Rate	Total 2017 City Tax Rate	Education Rates	Total 2017 Tax Rates
Residential	RT	1.012820%	0.010128%	1.022948%	0.179000%	1.201948%
Residential – Farmland 1	R1	0.759615%	0.007596%	0.767211%	0.134250%	0.901461%
Residential – Farmland 4	R4	1.012820%	0.010128%	1.022948%	0.179000%	1.201948%
New Multi-residential	NT	1.012820%	0.010128%	1.022948%	0.179000%	1.201948%
Multi-residential	MT	1.953391%	0.019534%	1.972925%	0.179000%	2.151925%
Multi-residential – Farmland 1	M1	0.759615%	0.007596%	0.767211%	0.134250%	0.901461%
Multi-residential – Farmland 4	M4	1.953391%	0.019534%	1.972925%	0.179000%	2.151925%
Commercial	CT, DT, GT, ST	1.863589%	0.018636%	1.882225%	1.269580%	3.151805%
Commercial – Farmland 1	C1	0.759615%	0.007596%	0.767211%	0.134250%	0.901461%
Commercial – Farmland 4	C4	1.863589%	0.018636%	1.882225%	1.269580%	3.151805%
Tax Rates	CX, DX, SX	1.304512%	0.013045%	1.317557%	0.888706%	2.206263%
Commercial – Excess Land	CU, DU, SU	1.304512%	0.013045%	1.317557%	0.888706%	2.206263%
Commercial-New Constr-Full	XT, YT, ZT	1.863589%	0.018636%	1.882225%	1.140000%	3.022225%
Commercial-New Constr-Excess	XU, YU, ZU	1.304512%	0.013045%	1.317557%	0.798000%	2.115557%

Property Class	RTC/RTQ	City Tax Rates	Infrastructure Rate	Total 2017 City Tax Rate	Education Rates	Total 2017 Tax Rates
Industrial	IT, LT	2.233066%	0.022330%	2.255396%	1.390000%	3.645396%
Industrial – Farmland 1	I1	0.759615%	0.007596%	0.767211%	0.134250%	0.901461%
Industrial – Farmland 4	I4	2.233066%	0.022330%	2.255396%	1.390000%	3.645396%
Industrial – Vacant Land	IX, LX	1.451493%	0.014515%	1.466008%	0.903500%	2.369508%
Industrial – Excess land	IU, LU	1.451493%	0.014515%	1.466008%	0.903500%	2.369508%
Industrial – New Constr-Full	JT, KT	2.233066%	0.022330%	2.255396%	1.140000%	3.395396%
Industrial-New Constr-Excess	JU, KU	1.451493%	0.014515%	1.466008%	0.741000%	2.207008%
Pipelines	PT	1.942082%	0.019420%	1.961502%	1.390000%	3.351502%
Farmlands	FT	0.253205%	0.002532%	0.255737%	0.044750%	0.300487%
Managed Forests	TT	0.253205%	0.002532%	0.255737%	0.044750%	0.300487%
BIA (Occupied)	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	0.3921427 %
BIA (Vacant)	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	0.2744999 %

2017 Capping parameters

Capping parameter	Multi-Residential	Commercial	Industrial
Annualized Tax Limit	Exited program	10.00%	Exited program
Prior Year CVA Tax Limit	Not applicable	10.00%	Not applicable
CVA Tax Threshold – Increases	Not applicable	500	Not applicable
CVA Tax Threshold – Decreases	Not applicable	500	Not applicable
Exclude Properties Previously at CVA Tax	Not applicable	Yes	Not applicable
Exclude Properties that go from capped to clawed back	Not applicable	Yes	Not applicable
Exclude Properties that go from clawed back to capped	Not applicable	Yes	Not applicable

2017 Preliminary Clawback and Municipal Levy Change

	Industrial	Commercial	Multi-Residential
Clawback Per cent	Exited program	7.39%	Exited program
Decrease Per cent	Not applicable	92.61%	Not applicable
Municipal Levy Change	Not applicable	1.3268%	Not applicable
Education Tax Reduction Factor	Not applicable	0.0000%	Not applicable
School Tax Reduction Factor	Not applicable	0.0000%	Not applicable