

TOWN OF LAKESHORE, 419 Notre Dame, Belle River, ON, N0R 1A0
519-728-2700, fax: 519-728-9530

2015 TAX RATES								
<u>Class</u>	<u>RTC / RTQ</u>	<u>Municipal</u>	<u>County</u>	<u>School</u>	<u>Total</u>	<u>BIA LEVY in Belle River</u>		
Residential	RT	0.0055964	0.0045373	0.0019500	0.0120837			
Residential - Awaiting Dev	R1	0.0013991	0.0011343	0.0004875	0.0030209			
Multi-residential	MT	0.0109433	0.0088721	0.0019500	0.0217654			
Commercial - Full	CT	0.0060556	0.0049095	0.0136230	0.0245881	0.0028294		
Comm - Vac Unit/Excess Land	CU	0.0042389	0.0034367	0.0095361	0.0172117	0.0019806		
Comm-Parking Lt/Vac Land	CX	0.0031452	0.0025499	0.0069346	0.0126297	0.0014696		
Parking Lot	GT	0.0031452	0.0025499	0.0069346	0.0126297	0.0014696		
Comm-Farmland Awaiting Dev	C1	0.0013991	0.0011343	0.0004875	0.0030209			
New Construction Comm - Full	XT	0.0060556	0.0049095	0.0119000	0.0228651			
New Construction Comm - Excess Land	XU	0.0042389	0.0034367	0.0083300	0.0160056			
Industrial - Full	IT	0.0108711	0.0088136	0.0153000	0.0349847			
Industrial - Vac Unit/Excess Land	IU	0.0070662	0.0057289	0.0099450	0.0227401			
Industrial - Vacant Land	IX	0.0070662	0.0057289	0.0099450	0.0227401			
Industrial - Awaiting Dev	I1	0.0013991	0.0011343	0.0004875	0.0030209			
New Construction Industrial - Full	JT	0.0108711	0.0088136	0.0119000	0.0315847			
New Construction Industrial - Excess Land	JU	0.0070662	0.0057289	0.0077350	0.0205301			
New Construction Industrial - Vacant Land	JX	0.0070662	0.0057289	0.0077350	0.0205301			
Large Industrial - Full	LT	0.0150326	0.0121851	0.0153000	0.0425177			
Lrg Indust. - Vac Unit/Excess Land	LU	0.0097712	0.0079219	0.0099450	0.0276381			
New Construction Large Industrial - Full	KT	0.0150326	0.0121875	0.0119000	0.0391201			
New Construction Large Ind - Excess/Vac Land	KU	0.0097712	0.0079219	0.0077350	0.0254281			
Pipeline - Full	PT	0.0072921	0.0059120	0.0153000	0.0285041			
Farmlands	FT	0.0013991	0.0011343	0.0004875	0.0030209			
Managed Forests	TT	0.0013991	0.0011343	0.0004875	0.0030209			
NOTE: Shopping Centre class has been eliminated - ST & SU are now equivalent of CT & CU								
Overall percentage increase in Residential Tax Rate = 1.409%								
Municipal Increase = 3.375 %								
County increase = 1.459 %								
Education decrease = 3.941 %								
- percentages do not include special area rates or garbage charges								
					Tax Increase on the average house with \$200,000 assessment			
					2014 2015			
					Municipal	\$ 1,082.74	\$ 1,119.28	\$ 36.54
					County	\$ 894.40	\$ 907.45	\$ 13.05
					Education	\$ 406.00	\$ 390.00	\$ (16.00)
					Total	\$ 2,383.14	\$ 2,416.73	\$ 33.59
calculations do not include special area rates or garbage charges								