



**BY-LAW NO. 1044 | FINAL**

By-law no. 1044 imposing the general real estate tax for 2015 and adopting other fiscal measures

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Special meeting of the Municipal Council of the Town of Baie-D'Urfé held according to the law at the Town Hall, ordinary place of meetings, on Tuesday, December 16, 2014 at 8 p.m.

WERE PRESENT:

Mayor: Maria Tutino

Councillors: Michel Beauchamp  
Charles Colomb  
Peter Fletcher  
Brian Manning  
Lynda Phelps  
Janet Ryan

ALSO PRESENT: Nathalie Hadida, Director General  
Marie-Hélène Bourque, Town Clerk  
Julie MacDowell, Treasurer

WHEREAS notice of motion for the presentation of this by-law was given at a regular meeting of Council held on December 9, 2014 at 7:30 p.m.; and

WHEREAS by-law no. 1044 has been read;

THEREFORE, it is moved by Councillor Janet Ryan, seconded by Councillor Charles Colomb and UNANIMOUSLY RESOLVED:

THAT by-law no. 1044 be and is hereby adopted; and

THAT it be enacted and decreed as follows:

SECTION 1 The present by-law applies to fiscal year 2015.

SECTION 2 The coefficient applicable to calculate the general property tax rate for the non residential immovables category is fixed at 4.1133.

SECTION 3 A general real estate tax is imposed and shall be levied on all the taxable immovables at the following rates, per \$100 of their value as shown on the assessment roll, according to the categories to which the units of assessment belong:

- a) the category of non-residential immovables: \$3.0679;
- b) the category of immovables consisting of six (6) or more dwellings: \$0.6289;
- c) the category of serviced vacant land: \$1.2578;
- d) the residual category: \$0.6289.

SECTION 4 The special taxes provided in the loan by-laws adopted by the Town are imposed at a sufficient rate and will be paid under the terms of those loan by-laws.

SECTION 5 All water supplied by the town is measured by a meter and the following tariff must be paid for the supply of water:

- a) for a building other than a multi-family building:
  - i) for a building with a meter smaller than 1½ in.: \$89 for the first 50 000 gallons and \$3.58 for each additional 1 000 gallons;
  - ii) for a building with a meter of 1½ in. or more: \$3.58 per 1 000 gallons;

b) for a multi-family building:

- i) \$71 is charged to each dwelling unit representing a consumption of 40 000 gallons;
- ii) all additional consumption over 40 000 gallons per dwelling unit per building is billed to the property owner at a rate of \$3.58 per 1 000 gallons.

SECTION 6 Where an instalment of the property taxes is not paid within the prescribed time, only the amount of the unpaid instalment becomes due.

SECTION 7 The cost of a dog licence, valid for the life of the animal, is set at \$20. Upon presentation of supporting documentation, the following discounts are applicable:

- a) for a spayed or neutered dog: \$5;
- b) for a microchipped or tattooed dog: \$5.

These discounts can be claimed at any time following the purchase of the licence.

SECTION 8 Where a cheque or other order of payment is received by the Town and payment thereof is refused by the drawee, an administrative charge in the amount of \$35 is claimed from the drawer of the cheque or order.

SECTION 9 The following tariffs are imposed:

- a) for the installation or replacement of a water meter serving a residential building and having a diameter exceeding 5/8 in.: real cost of the meter to the Town;
- b) for the installation or replacement of a water meter serving a building other than residential: the real cost of the meter to the Town;
- c) to fill up a swimming pool from a water hydrant or any other use of a fire hydrant: \$300;
- d) for the supply of security services in the industrial sector identified as zone "I" on the zoning plan annexed to Zoning By-law no. 875: \$2 853.19 per business for the 2015 fiscal year;
- e) for a special pick up:
  - truck – minimum \$70 per hour;
  - tractor-loader – minimum \$50 per hour.
- f) for the reading of a water meter by a Town designated employee: \$50.

SECTION 10 Municipal taxes – Rate of interest and penalty:

- a) municipal taxes bear interest, at the rate of 10% per year, from the due date;
- b) a penalty, at the rate of 0.5% of the outstanding principal for every whole month following the due date, up to 5% per year, is added to the amount of payable municipal taxes.

Notice of motion: December 9, 2014  
Adoption of by-law: December 16, 2014  
Coming into force: December 24, 2014

TRUE CERTIFIED COPY

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Mayor

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Town Clerk