

2015

Mayor's Message | Budget and Property Taxes



The 2015 budget for the Town of Baie-D'Urfé was adopted at a special council meeting held December 16, 2014.

The Town's local budget for 2015 is \$7.1 million, an increase of 6.6% compared to 2014. The total budget is \$18.4 million with the inclusion of the Town's contribution to the Agglomeration, compared to \$17.9 million in 2014. Of this amount, 84.1% is raised through general property taxation and 15.9% from other sources. After allowing for other revenues (chiefly water taxes, transfer taxes and local improvement taxes) and the receipt of payments in lieu of taxes, a sum of \$15 458 140 remains to be raised through general property taxation. The new fiscal pact from the Québec government has resulted in a reduction in sales tax revenues as well as of "in lieu of taxes" revenues for schools on our territory resulting in a combined revenue reduction in 2015 of approximately \$102 000.

The 2015 agglomeration quote-part share for Baie-D'Urfé is \$11 276 080, an increase of 1.5% compared to the Town's 2014 contribution of \$11 111 733. The Town's contribution to the City of Montreal for agglomeration expenses represents 61% of Baie-D'Urfé's 2015 operating budget. Almost 73% of the taxes collected in Baie-D'Urfé pay for these expenditures.

Our capital projects for the year 2015 include our general annual paving (\$400 000) and drainage projects (\$200 000) which will be funded in part, as in the past, by a grant from the *Gas Tax Subsidy*

Program; improvements to the Town's street and pathway lighting (\$118 000) which will be funded partly from the Town surplus; and the maintenance of the Somerset pathway (\$30 000).

Since the ash borer's presence was confirmed on the territory of Baie-D'Urfé in the fall of 2014, with this budget, the Town is putting in place a five year preventive and replacement program for its 2 800 public ash trees (\$221 000 for each of the 5 years).

Other projects that are planned for 2015 and whose expenditures will be **fully funded out of the Town's surplus** are:

- the construction of a pathway on Victoria between Sunny Acres and Alexander von Humboldt (\$150 000);
- a citizens' financial aid program to help with the treatment and/or cutting of the 3 400 private ash trees and for tree planting to ensure that the Town's tree canopy remains strong;
- an investment in sound reduction berms (\$1 500 000 over 5 years);
- the expansion of the Town Hall (public information sessions/consultations will be held in order to enable interested residents to provide their input on this project).

The valuations used for the purpose of this year's taxation are taken from the valuation roll in effect from

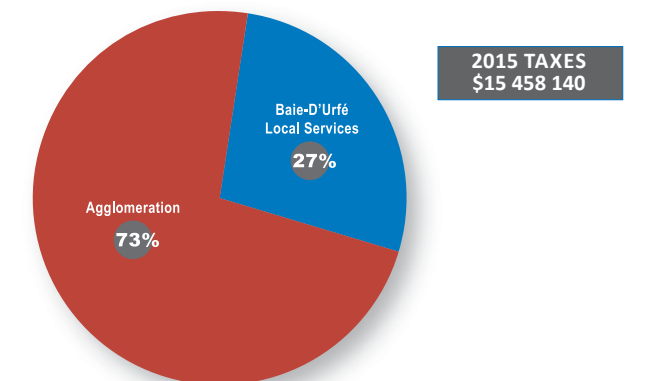
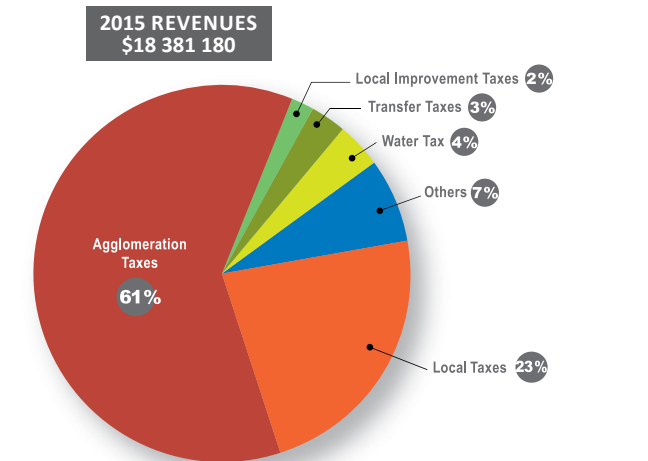
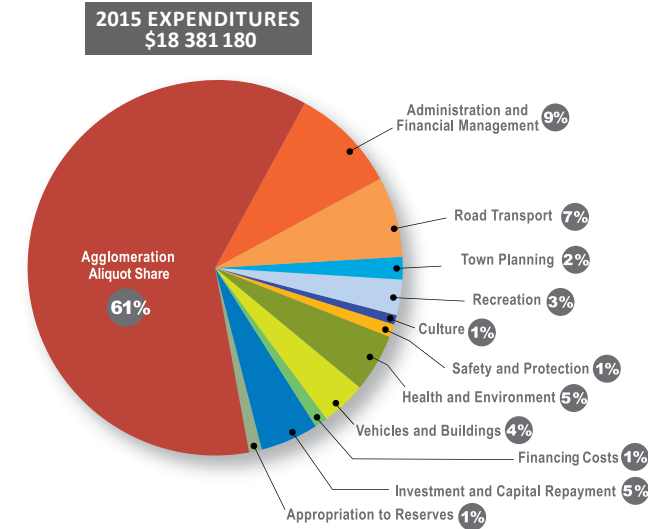
2014 to 2016, with the increase over the previous roll spread over the three years. Single-family valuations increased by an average of 19.1% over the previous roll, while non-residential valuations increased by an average of only 1%. We are currently in the second year of this three-year roll.

The mill rate for residential properties has been set at \$0.6289 and the rate for non-residential properties at \$3.0679. The rate for immovables of six or more dwellings is \$0.6289, and the rate for vacant land is \$1.2578. All rates are per \$100 of property valuation.

The effect on the 2015 tax bill for all categories is a 0% increase compared to the 2014 tax bill (for those with an average valuation increase as indicated above). This represents an average single-family tax bill of \$3 853 exclusive of the water tax which remains unchanged at \$89 for the first 50 000 gallons. Because the valuation of your residence or business may have increased by more or less than the average in your category, there may be an increase or a decrease on your tax bill. In fact, 31% of home owners will have a tax decrease, while 68.3% will have a tax increase ranging from 0% to 0.76%. Therefore, 99.3% of single-family homes will have an increase of less than 0.77%.

The pie charts to the right show the breakdown of the 2015 revenues, expenditures and taxes.

Maria Tutino
Maria Tutino, Mayor



Your tax bill can be paid electronically. Please see the insert and the reverse of your tax bill for details on payment options. **Please note that if you are paying by instalments, no reminder will be sent for the second instalment due May 26.** Your tax bill also includes the base water charge and any excess water consumption for 2014 (where applicable). If you have any questions, please feel free to contact Mayor Maria Tutino or Julie MacDowell, Treasurer.