

Municipality of Lakeshore – Report to Council

Finance & Technology

Accounting & Revenue



To: Mayor & Members of Council
From: Michelle Heslop, Team Leader – Revenue
Date: September 29, 2021
Subject: Write Off Uncollectible Property Taxes

Recommendation

Authorize the write-off of \$647.77 of property taxes and late payment charges for roll numbers 720 000 07001, 720 000 07801, 720 000 09301 and 720 000 26600 for the years 2017, 2018, 2019, 2020, 2021, in accordance with section 354 of the *Municipal Act, 2001*, as presented at the October 12, 2021 Council meeting.

Background

Section 354 of the *Municipal Act, 2001*, allows for the write-off of property taxes under certain circumstances.

Section 354.2(a) states:

The treasurer of a local municipality shall remove unpaid taxes from the tax roll if, (a) the council of the local municipality, on the recommendation of the treasurer, writes off the taxes as uncollectible;

Section 354.4(b) states:

Despite subsection (3), the local municipality may write off taxes under clause (2) (a) without conducting a tax sale under Part XI,

(b) if the recommendation of the treasurer under clause (2) (a) includes a written explanation of why conducting a tax sale would be ineffective or inappropriate.

Comments

The following roll numbers are properties that are under water in Lake St. Clair, however the *Assessment Act* directs that all property must be assessed. Therefore the

Municipal Property Assessment Corporation has reduced the residential assessment as follows:

Roll 720 000 07001 – 0 Admiral Drive – Assessed Value - \$2,200

Roll 720 000 07801 - 0 Admiral Drive – Assessed Value - \$3,600

Roll 720 000 09301 – 0 Admiral Drive – Assessed Value - \$2,500

Roll 720 000 26600 – 0 Peninsula St – Assessed Value - \$1,000

Administration does not recommend tax sale for these properties due the costs of the process and Per S.354.4 (b) of the *Municipal Act, 2001* which states, it is not in the best interest of the municipality to accumulate the unpaid taxes to conduct tax sales for these properties.

Financial Impacts

The following table summarizes the property tax arrears recommended to be written off:

Roll	Address	Municipal	County	Education	Penalty/ Interest	Total
720 000 07001	0 Admiral Drive	\$61.89	\$49.37	\$16.67	\$36.31	\$164.24
720 000 07801	0 Admiral Drive	\$85.49	\$68.12	\$22.63	\$44.24	\$220.48
720 000 09301	0 Admiral Drive	\$71.83	\$57.30	\$19.37	\$43.05	\$191.55
720 000 26600	0 Peninsula	\$29.25	\$23.34	\$7.91	\$11.00	\$71.50
Total		\$248.46	\$198.13	\$66.58	\$134.60	\$647.77

The Municipality's share of the tax arrears write-off includes the Municipal portion plus penalty/interest charges, totaling \$248.46. The Write-off amount will be an expense charged to the Finance and Technology budget centre.

Attachments

Location Maps

Report Approval Details

Document Title:	Write Off Uncollectible Property Taxes.docx
Attachments:	- Uncollectible Property Maps.pdf
Final Approval Date:	Oct 4, 2021

This report and all of its attachments were approved and signed as outlined below:

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