

CITY OF FORT SASKATCHEWAN

Notice of Motion – Residential Property Rebates

Motion:

That Council direct Administration to create an implementation strategy to take \$1,000,000 of the total 2016 surplus funds and distribute a rebate evenly to all residential properties in the City of Fort Saskatchewan. The implementation strategy is to be prepared and presented at the June 13, 2017 regular Council meeting.

Purpose:

To consider directing Administration to create an implementation strategy to distribute a rebate evenly to all residential properties within the City.

Background:

At the May 9, 2017 regular Council meeting, Councillor Randhawa presented a notice of motion that Council direct Administration to create an implementation strategy to take \$1,000,000 of the total 2016 surplus funds and distribute a rebate evenly to all residential properties in the City.

Pursuant to Council Resolution R89-15 (Council report April 25, 2017), the 2016 annual operating surplus of \$4,956,680 was allocated equally between the Self-Financing Infrastructure Reserve, the Land Purchases Reserve, and the Financial Stabilization Reserve.

An implementation strategy to distribute a rebate evenly to all residential properties within the City would need to consider the following:

- appropriate funding source(s);
- definition of what an even distribution looks like;
- criteria to determine which residential properties would be eligible to receive rebates;
- effective date to establish rebate eligibility;
- methods of distributing the rebates and associated costs;
- sources of surplus funds and distribution equity;
- impacts on reserve balances and implications to long-term infrastructure plans and contingency reserves to respond to unforeseen issues; and
- *Municipal Government Act* requirements, and/or other applicable legislation.

On May 19, 2017, 10,087 Assessment and Property Tax Notices were mailed to residential property owners listed on the 2017 Property Assessment Roll. Therefore, a \$1,000,000 rebate distributed evenly to all residential properties, as at May 19, 2017, could equal a rebate of \$99.14 per residential property (\$1,000,000 divided by 10,087 residential properties).

In general terms, one rebate could apply for each Assessment and Property Tax Notice sent to residential property owners. Therefore, one rebate could apply for each:

- single and multi-family housing unit;
- apartment complex (individual rental suites not included);
- condominium;
- condominium parking stall (separately assessed only);
- farmland and farm residence; or
- vacant residential land

A criteria would be required to determine which residential properties would be eligible to receive rebates.

Financial Implications:

The appropriate funding source(s) for the \$1,000,000 total residential property rebates would be identified in the implementation strategy, along with the associated costs of processing and distributing the rebates.

File No.:

Prepared by:	Jeremy Emann Chief Financial Officer	Date: May 15, 2017
Approved by:	John Dance General Manager, Corporate Services	Date: May 17, 2017
Reviewed by:	Troy Fleming Acting City Manager	Date: May 17, 2017
Submitted to:	City Council	Date: May 23, 2017