

**THE CORPORATION OF THE  
TOWNSHIP OF BLANDFORD-BLENHEIM  
BY-LAW NUMBER 2253-2021**

This By-law replaces By-law 2246-2021

Being a by-law to provide for the adoption of budgetary estimates and tax rates for 2021, and to further provide for penalty and interest in default of payment.

**WHEREAS**, Section 290 of the Municipal Act, 2001, S.O. 2001 c.25, as amended, provides that the Council of a local municipality shall prepare and adopt estimates of all sums required during the year for the purposes of the municipality,

**AND WHEREAS**, Section 312 of the said Act provides that the Council of a local municipality shall, after the adoption of estimates for the year, pass a by-law to levy a separate tax rate on the assessment in each property class, and

**AND WHEREAS**, Section 307 and 308 of the said Act require tax rates to be established in the same proportion to tax ratios; and

**AND WHEREAS** regulations require reductions in certain tax rates for certain classes or subclasses of property; and

**AND WHEREAS** the Assessment Roll prepared December 15, 2020 and upon which the taxes for 2021 are to be levied, was certified by the Assessment Commissioner, and the whole of assessment for real property, according to the last Assessment Roll, and further modified to reflect changes of the Assessment Review Board, Severances and Section 442 Tax Write-Offs.

**NOW THEREFORE** the Council of The Corporation of the Township of Blandford-Blenheim enacts as follows:

- 1) That the budget estimates setting out the revenues and expenditures as detailed in the Budget Estimates for the year 2021, and endorsed by by-law 2238-2021, March 17, 2021 raising the following amounts from realty taxation be adopted (Schedule "A" - Revised):
  - (a) For general municipal purposes the net levy of \$5,615,158;
  - (b) For county purposes the net levy of \$5,536,604;
  - (c) For school purposes the net levy of \$3,212,434.
- 2) That the tax rates hereby adopted for each class for the year 2021, excluding special charges or local improvements collected as taxes, shall be the tax rates as listed on Schedule "B" – Revised, attached hereto and forming part of this by-law and the tax rate for each class shall be applied against the whole of the assessment for real property for that particular class and purpose.
- 3) That in accordance with the Municipal Act, 2001 S.O. 2001 and the Assessment Act, the Treasurer may strike from the roll, taxes that by reasons of a decision

under Section 357, 358 or 359 or of a decision of a judge of any court are uncollectible and/or refund any overpayment received.

- 4) That every owner shall be taxed according to the tax rates in this by-law. The taxes for a particular property shall be calculated by applying the Current Value Assessment against the tax rates set out and further adjusted as required by the provisions of the Municipal Act, 2001, S.O. 2001. Such taxes shall become due and payable in two installments as follows:

**ALL PROPERTY CLASSES:**

**FIRST INSTALMENT**                      Tuesday, August 31<sup>st</sup>, 2021

**SECOND INSTALMENT**                  Friday, October 29<sup>th</sup>, 2021

Notice of such taxes due shall be sent by first class mail to those persons shown as liable for the payment of taxes.

- 5) That the taxes shall be levied and collected such other rates and/or Special Area Rates, pursuant to the Municipal Act, 2001, S.O. 2001 and/or the Drainage Act.
- 6) That a charge as a penalty of 1 and  $\frac{1}{4}$  per cent on the amount of any outstanding taxes levied in 2021 shall be made on the first day of default and on the first day of each calendar month thereafter in which default continues until December 31<sup>st</sup>, 2021, and any such additional amounts shall be levied and collected in the same manner as if they had been originally imposed with and formed part of the taxes levied under this by-law. The penalty charges indicated in this section shall be waived for those taxpayers participating in the Monthly Preauthorized Payment Plan provided the payments are made as agreed and without default.
- 7) That interest of 1 and  $\frac{1}{4}$  percent on the amount of any taxes due and unpaid after December 31<sup>st</sup>, 2021, shall be charged on the first day of each calendar month thereafter in which default continues.

This by-law shall come into effect on the date of the final passing thereof.

By-law **READ** a **FIRST** and **SECOND** time this 16th day of June, 2021.

By-Law **READ** a **THIRD** time and **ENACTED** in Open Council this 16th day of June, 2021.

(SEAL)

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Mark Peterson, Mayor

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Rodger Mordue, CAO/Clerk

**Township of Blandford-Blenheim  
2021 Combined Taxation Levy**

"Schedule A" - Revised

<b>Tax Classes</b>	<b>Assessments</b>	<b>Township Tax Rate</b>	<b>Township Levy by class</b>	<b>County Tax Rates</b>	<b>County Levy by class</b>	<b>Education Tax Rate</b>	<b>Education Levy by class</b>	<b>Total Tax Rate</b>
Residential	904,040,900.00	<b>0.00409868</b>	\$ 3,705,374.36	<b>0.00404134</b>	\$ 3,653,536.65	<b>0.00153000</b>	\$ 1,383,182.58	<b>0.00967002</b>
Residential Farmland awaiting Development	-	<b>0.00184441</b>	\$ -	<b>0.00181860</b>	\$ -	<b>0.00068850</b>	\$ -	<b>0.00435151</b>
Multi Residential	4,059,500.00	<b>0.00819737</b>	\$ 33,277.22	<b>0.00808268</b>	\$ 32,811.64	<b>0.00153000</b>	\$ 6,211.04	<b>0.01781005</b>
Commercial -Full	63,604,800.00	<b>0.00779488</b>	\$ 495,791.78	<b>0.00768582</b>	\$ 488,855.04	<b>0.00880000</b>	\$ 559,722.24	<b>0.02428070</b>
Vacant unit/excess land	589,500.00	<b>0.00545641</b>	\$ 3,216.55	<b>0.00538007</b>	\$ 3,171.55	<b>0.00880000</b>	\$ 5,187.60	<b>0.01963648</b>
Vacant land	2,189,400.00	<b>0.00545641</b>	\$ 11,946.26	<b>0.00538007</b>	\$ 11,779.13	<b>0.00880000</b>	\$ 19,266.72	<b>0.01963648</b>
Small Scale On Farm Business	16,600.00	<b>0.00779488</b>	\$ 129.40	<b>0.00768582</b>	\$ 127.58	<b>0.00220000</b>	\$ 36.52	<b>0.01768070</b>
Industrial - full	4,866,800.00	<b>0.01077954</b>	\$ 52,461.87	<b>0.01062872</b>	\$ 51,727.85	<b>0.00880000</b>	\$ 42,827.84	<b>0.03020826</b>
Industrial - New Construction	3,311,200.00	<b>0.01077954</b>	\$ 35,693.21	<b>0.01062872</b>	\$ 35,193.82	<b>0.00880000</b>	\$ 29,138.56	<b>0.03020826</b>
Vacant unit/excess land	22,900.00	<b>0.00700670</b>	\$ 160.45	<b>0.00690867</b>	\$ 158.21	<b>0.00880000</b>	\$ 201.52	<b>0.02271537</b>
Vacant land	140,000.00	<b>0.00700670</b>	\$ 980.94	<b>0.00690867</b>	\$ 967.21	<b>0.00880000</b>	\$ 1,232.00	<b>0.02271537</b>
Large Industrial	2,460,100.00	<b>0.01077954</b>	\$ 26,518.75	<b>0.01062872</b>	\$ 26,147.71	<b>0.00880000</b>	\$ 21,648.88	<b>0.03020826</b>
Pipeline	90,200,000.00	<b>0.00516147</b>	\$ 465,564.59	<b>0.00508926</b>	\$ 459,051.25	<b>0.00880000</b>	\$ 793,760.00	<b>0.01905073</b>
Farmland	852,866,800.00	<b>0.00089228</b>	\$ 760,995.99	<b>0.00087980</b>	\$ 750,352.21	<b>0.00038250</b>	\$ 326,221.55	<b>0.00215458</b>
Managed Forest	2,868,600.00	<b>0.00102467</b>	\$ 2,939.37	<b>0.00101034</b>	\$ 2,898.26	<b>0.00038250</b>	\$ 1,097.24	<b>0.00241751</b>
New Construction Commercial: Full	2,579,500.00	<b>0.00779488</b>	\$ 20,106.89	<b>0.00768582</b>	\$ 19,825.57	<b>0.00880000</b>	\$ 22,699.60	<b>0.02428070</b>
	1,933,816,600.00		<b><u>\$ 5,615,157.64</u></b>		<b><u>\$ 5,536,603.70</u></b>		<b><u>\$ 3,212,433.88</u></b>	

**The Township of Blandford-Blenheim  
2021 Summary of Tax Rates**

**Schedule "B" - Revised**

<b>Tax Class</b>	<b>Township Tax Rate</b>	<b>County Tax Rates</b>	<b>Education Tax Rates</b>	<b>Totals</b>
Residential	0.00409868	0.00404134	0.00153000	<b>0.00967002</b>
Residential Farmland Awaiting Development	0.00184441	0.00181860	0.00068850	<b>0.00435151</b>
Farmland	0.00089228	0.00087980	0.00038250	<b>0.00215458</b>
Multi Residential	0.00819737	0.00808268	0.00153000	<b>0.01781005</b>
Commercial -Full	0.00779488	0.00768582	0.00880000	<b>0.02428070</b>
Vacant unit/excess land	0.00545641	0.00538007	0.00880000	<b>0.01963648</b>
Vacant land	0.00545641	0.00538007	0.00880000	<b>0.01963648</b>
Small Scale On Farm Business	0.00779488	0.00768582	0.00220000	<b>0.01768070</b>
Industrial - full	0.01077954	0.01062872	0.00880000	<b>0.03020826</b>
Industrial - New Construction	0.01077954	0.01062872	0.00880000	<b>0.03020826</b>
Vacant unit/excess land	0.00700670	0.00690867	0.00880000	<b>0.02271537</b>
Vacant land	0.00700670	0.00690867	0.00880000	<b>0.02271537</b>
Small Scale On Farm Business	0.01077954	0.01062872	0.00220000	<b>0.02360826</b>
Large Industrial	0.01077954	0.01062872	0.00880000	<b>0.03020826</b>
Pipeline	0.00516147	0.00508926	0.00880000	<b>0.01905073</b>
Managed Forest	0.00102467	0.00101034	0.00038250	<b>0.00241751</b>
New Construction Commercial - Full	0.00779488	0.00768582	0.00880000	<b>0.02428070</b>