

CITY OF OWEN SOUND

Division 'B' Capping Factors

For Tax Year 2009

Division 'B' 2009 Factors	Decrease Retained By Taxpayer (If Property Is Due A Decrease) % Share	Percentage Clawback (ie Potential Decrease Heldback From Taxpayer) % Share	Municipal Levy Change (Increase/Decrease) (+ OR - %)
COMMERCIAL	87.121871 %	12.878129 %	+ 0.01181903
OFFICE BUILDING	87.121871 %	12.878129 %	+ 0.01220907
PARKING LOT	87.121871 %	12.878129 %	+ 0.01266684
SHOPPING CENTRE	87.121871 %	12.878129 %	+ 0.01161771
INDUSTRIAL (SMALL)	100.000000 %	00.000000 %	+ 0.01279236
INDUSTRIAL (LARGE)	100.000000 %	00.000000 %	+ 0.01315669
MULTI-RESIDENTIAL	100.000000 %	00.000000 %	+ 0.03366061

2009 OPTIONAL 'CAPPING' TOOLS ADOPTED BY THE CITY OF OWEN SOUND:

	% Of Ann.Tax:	% Of CVA Tax:	CVA Threshold Increase	CVA Threshold Decrease
Multi-Residential	10.00 %	5.00 %	\$ 250.00	\$250.00
Commercial	10.00 %	5.00 %	\$ 250.00	\$250.00
Industrial	10.00 %	5.00 %	\$ 250.00	\$250.00

	Stay at CVA Tax	Cross CVA Tax Exclusion Cap to Clawback	Cross CVA Tax Exclusion Clawback to Cap
Multi-Residential	YES	YES	YES
Commercial	YES	YES	YES
Industrial	YES	YES	YES

As provided for under the new Provincial Legislation, the City Of Owen Sound has opted to install a 'floor' of 100 percent (100 %) on the tax levels being set under the new construction program for 2009