

# Understanding Your 2021 **PROPERTY TAX NOTICE**



Each year in May, the City of Spruce Grove sends tax notices to Spruce Grove property owners. This notice includes your municipal property tax levy, as well as levies the City collects on behalf of other organizations.

## **How property taxes are calculated**

Earlier this year, you received your 2021 annual assessment notice that outlined the total assessed value of your property. Assessment values are based on the provincially legislated valuation date of July 1, 2020 and the physical condition of a property as of December 31, 2020. The amount of property tax you pay is based on this assessed value. The assessed value of your home can vary widely from today's market value, but that will be reflected in next year's assessment value.

## **1% dedicated tax increase for 2021**

The tax increase for this year is a 1% dedicated tax increase that will fund lifecycle maintenance of City-owned assets such as roads, public transit, public safety, community facilities, parks, open spaces, and more.

On average you will see a monthly increase of \$0.59 for every \$100,000 of assessed residential value of your property from this dedicated tax increase. For example, an average property assessed at \$346,800 would see an increase of \$2.05 a month, or \$24.55 a year.

Taxes are due by June 30, 2021, in either a one-time lump sum payment, or pre-authorized monthly payments.

## **Questions?**

Call: **780-962-7634 ext. 119**

Email: [propertytaxes@sprucegrove.org](mailto:propertytaxes@sprucegrove.org)

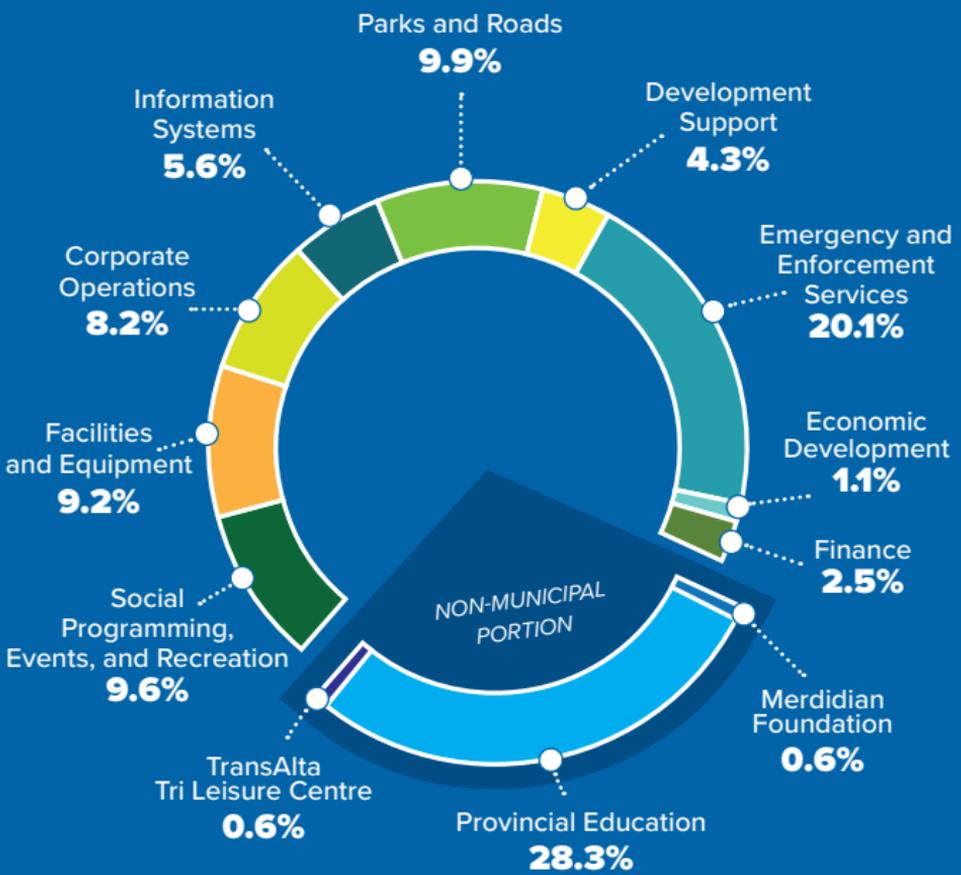
Visit: [sprucegrove.org/propertytaxes](https://sprucegrove.org/propertytaxes)



# Where Do Your Tax Dollars Go?

## Municipal portion of property taxes

The municipal portion of your property taxes is based on the City's budgeted revenue requirements. This portion is retained by the City and is used to pay for amenities and services for residents and the community as a whole, such as roads, public transit, public safety, parks and open spaces, programming, and much more!



## Non-municipal portion of property taxes

Your tax bill also includes levies the City of Spruce Grove collects on behalf of others:

**Education taxes:** The Alberta Education Levy and the Evergreen Catholic School Levy are collected on behalf of the Government of Alberta for education. All property owners are required to contribute, whether or not they have children attending school.

**Meridian Housing Foundation:** This levy helps to provide for a variety of senior housing options including supportive living, affordable housing and apartments for seniors.

**TransAlta Tri Leisure Centre:** The Tri Leisure Facility Debenture was a 20-year addition to property taxes for all members of the tri-municipal region to pay for the creation of the facility. This is the final year this will be included on your tax notice, as the debenture will be fully paid in 2021.