

# CITY OF OWEN SOUND

## Division 'B' Capping Factors

### For Tax Year 2011

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Division 'B' 2011 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 - % )
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COMMERCIAL	78.892596 %	21.107404 %	+ 0.02328129
INDUSTRIAL	100.000000 %	00.000000 %	+ 0.02483015
INDUSTRIAL (LARGE)	100.000000 %	00.000000 %	+ 0.02755370
MULTI-RESIDENTIAL	100.000000 %	00.000000 %	+ 0.03493080

**2010 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 2011