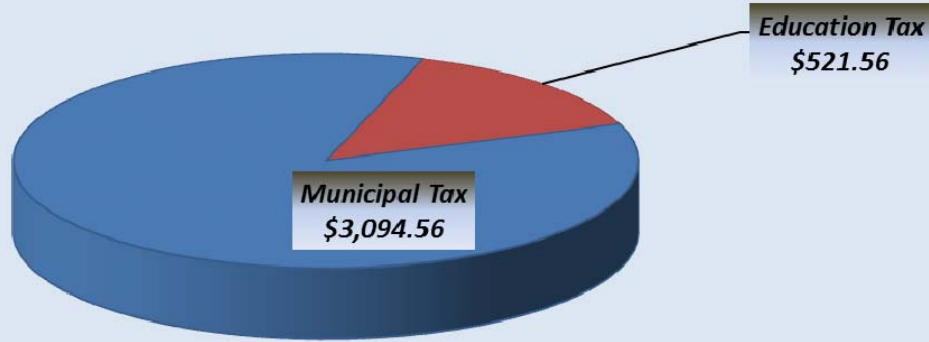


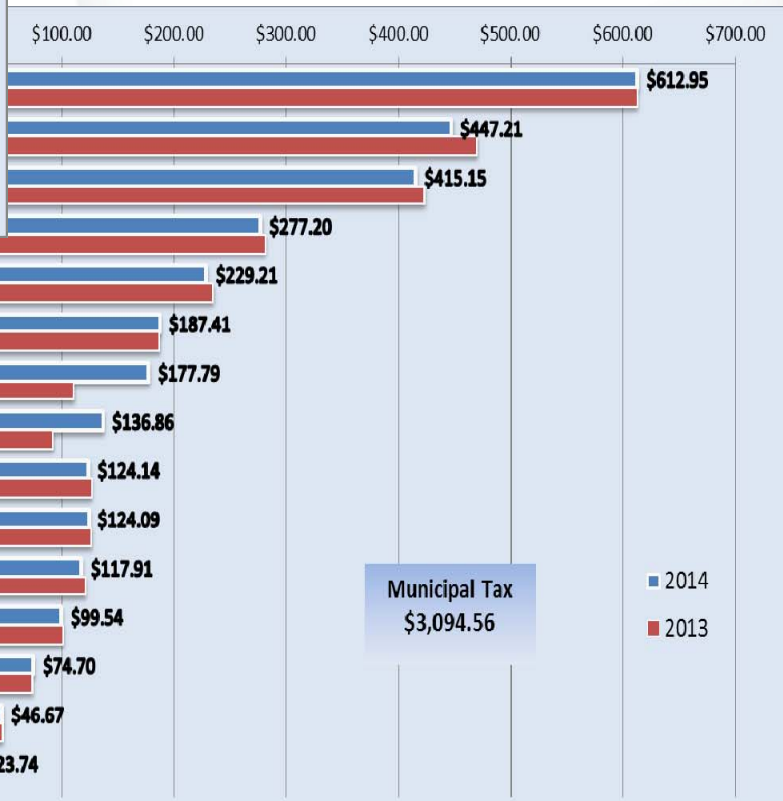
# CITY OF STRATFORD 2014 BUDGET

FINAL BUDGET  
PRESENTATION  
January 27, 2014

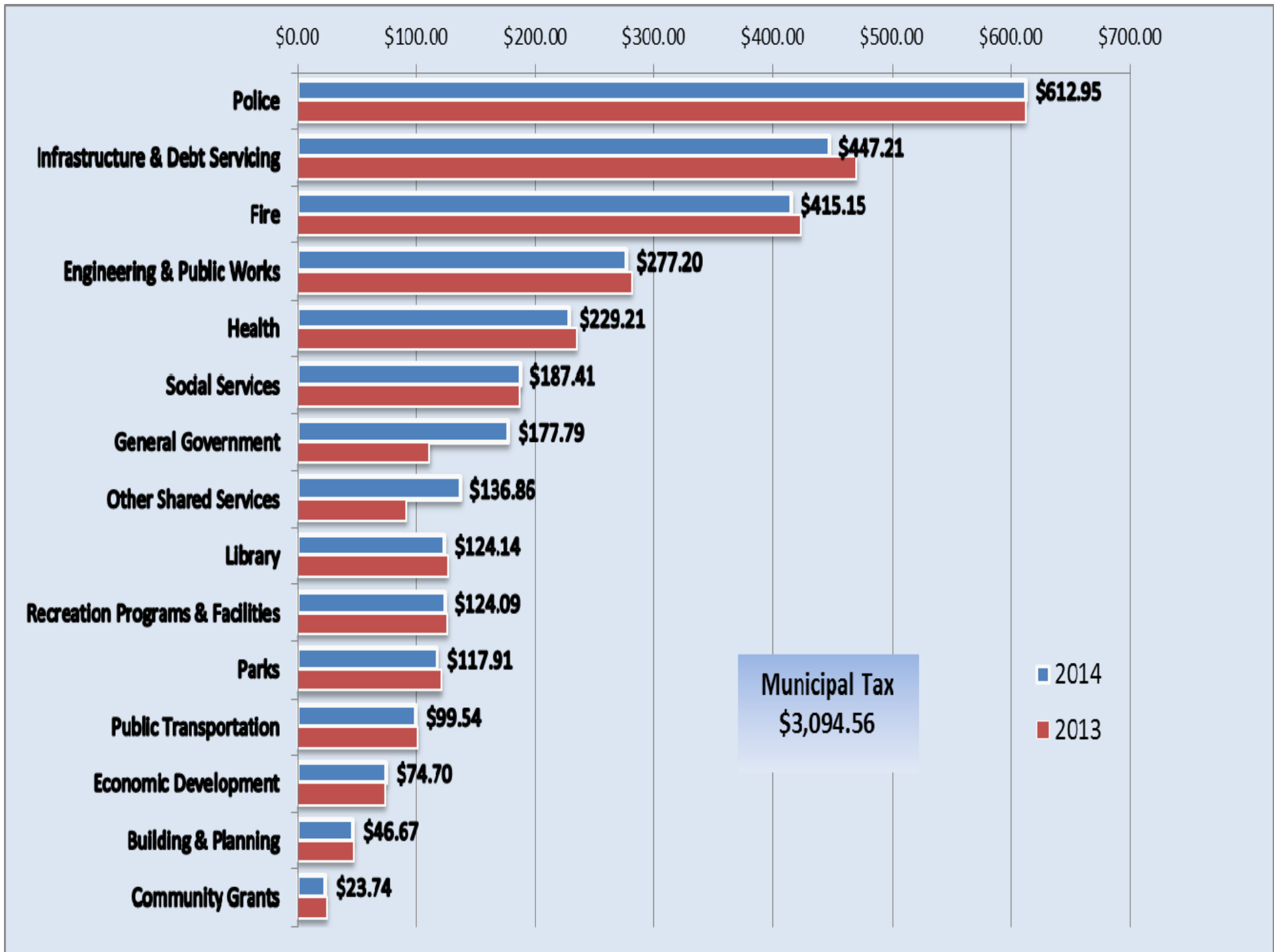
**2014 Municipal Tax Burden**  
Average Stratford Home - \$3,616.12



# 2014 Budget Highlights



- 2014 Total Budget = \$118,301,788
- 2014 Capital Budget = \$21,534,243
- 2014 Tax Levy = \$49,374,898
- 2014 Net Levy Increase = 1.61%
- 2014 Avg Res. Tax Increase = 1.87%



# 2014 Highlights

- \$200,000 extra tax levy to Capital
  - \$100,000 to KCC HVAC
  - \$100,000 to Council Chambers Renovation
- <\$2,000,000 in Real Assessment Growth
  - \$550,000 to Township/County
  - \$200,000 to Tax Equalization Reserve
- Established 3 new FTE's
  - IT Resource – increased from 2013 (.7FTE)
  - CAO Intern – increased from 2013 (.5FTE)
  - Engineering Coordinator – add 1 FTE

# 2014 Budget – Property Tax Implications

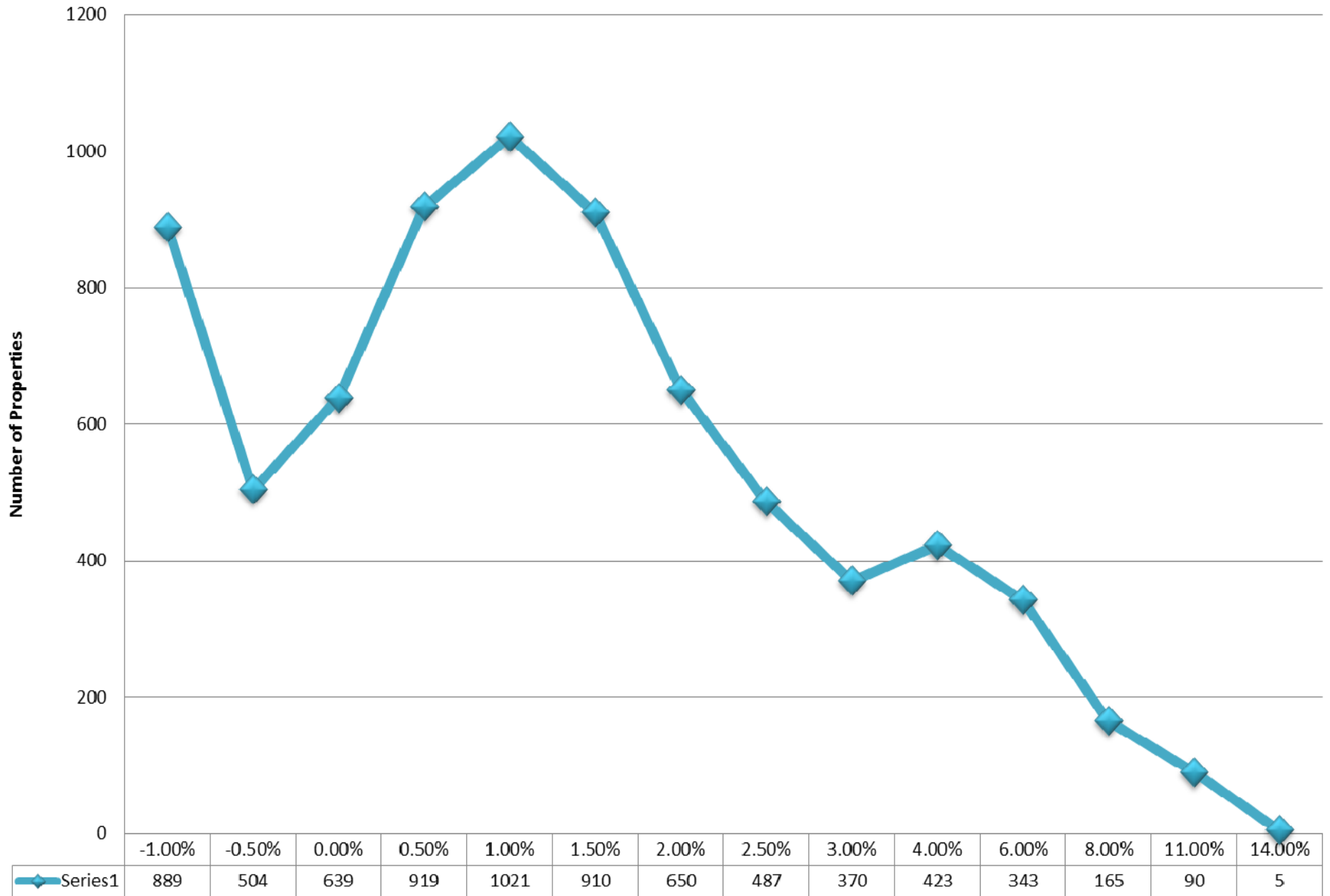
Class	2013 Total Year End Taxation			2014 Estimated Total Taxation (\$)			Difference Between 2013 and 2014 Taxation					
	Municipal	Education	Total 2013	Municipal	Education	Total 2014	Municipal		Education		Total Change	
							\$	%	\$	%	\$	%
<b>Taxable</b>												
Residential	30,858,931	0	30,858,931	31,436,237	0	31,436,237	577,306	1.87%	0	0.00%	577,306	1.87%
New Multi-residential	62,631	0	62,631	73,141	0	73,141	10,510	16.78%	0	0.00%	10,510	16.78%
Multi-residential	3,567,558	0	3,567,558	3,690,997	0	3,690,997	123,439	3.46%	0	0.00%	123,439	3.46%
Com. Occupied	8,666,262	0	8,666,262	8,748,292	0	8,748,292	82,029	0.95%	0	0.00%	82,029	0.95%
Com. Exc. Land	45,495	0	45,495	46,910	0	46,910	1,415	3.11%	0	0.00%	1,415	3.11%
Com. Vac. Land	56,363	0	56,363	56,305	0	56,305	-59	-0.10%	0	0.00%	-59	-0.10%
Shopping Occ.	848,889	0	848,889	868,811	0	868,811	19,923	2.35%	0	0.00%	19,923	2.35%
Office Occupied	47,686	0	47,686	49,242	0	49,242	1,556	3.26%	0	0.00%	1,556	3.26%
Ind. Occupied	2,131,077	0	2,131,077	2,107,349	0	2,107,349	-23,727	-1.11%	0	0.00%	-23,727	-1.11%
Ind. Exc. Land	34,454	0	34,454	34,217	0	34,217	-237	-0.69%	0	0.00%	-237	-0.69%
Ind. Vac. Land	60,094	0	60,094	62,771	0	62,771	2,677	4.46%	0	0.00%	2,677	4.46%
Large Ind. Occ.	1,737,252	0	1,737,252	1,715,767	0	1,715,767	-21,485	-1.24%	0	0.00%	-21,485	-1.24%
Large Ind. Exc.	12,504	0	12,504	12,599	0	12,599	95	0.76%	0	0.00%	95	0.76%
Pipelines	136,878	0	136,878	138,351	0	138,351	1,473	1.08%	0	0.00%	1,473	1.08%
Farm	21,089	0	21,089	24,247	0	24,247	3,158	14.98%	0	0.00%	3,158	14.98%
<b>Com Total Taxable</b>	<b>9,664,695</b>	<b>0</b>	<b>9,664,695</b>	<b>9,769,560</b>	<b>0</b>	<b>9,769,560</b>	<b>104,865</b>	<b>1.09%</b>	<b>0</b>	<b>0.00%</b>	<b>104,865</b>	<b>1.09%</b>
<b>Ind Total Taxable</b>	<b>3,975,381</b>	<b>0</b>	<b>3,975,381</b>	<b>3,932,705</b>	<b>0</b>	<b>3,932,705</b>	<b>-42,677</b>	<b>-1.07%</b>	<b>0</b>	<b>0.00%</b>	<b>-42,677</b>	<b>-1.07%</b>
<b>Total Taxable</b>	<b>48,287,163</b>	<b>0</b>	<b>48,287,163</b>	<b>49,065,237</b>	<b>0</b>	<b>49,065,237</b>	<b>778,074</b>	<b>1.61%</b>	<b>0</b>	<b>0.00%</b>	<b>778,074</b>	<b>1.61%</b>
<b>Payment in Lieu</b>												
Com. Occupied	297,327	0	297,327	300,589	0	300,589	3,263	1.10%	0	0.00%	3,263	1.10%
Com. Exc. Land	7,275	0	7,275	7,255	0	7,255	-20	-0.28%	0	0.00%	-20	-0.28%
Com. Vac. Land	1,812	0	1,812	1,816	0	1,816	4	0.24%	0	0.00%	4	0.24%
<b>Com Grand Total</b>	<b>9,971,109</b>	<b>0</b>	<b>9,971,109</b>	<b>10,079,221</b>	<b>0</b>	<b>10,079,221</b>	<b>108,112</b>	<b>1.08%</b>	<b>0</b>	<b>0.00%</b>	<b>108,112</b>	<b>1.08%</b>
<b>Ind Grand Total</b>	<b>3,975,381</b>	<b>0</b>	<b>3,975,381</b>	<b>3,932,705</b>	<b>0</b>	<b>3,932,705</b>	<b>-42,677</b>	<b>-1.07%</b>	<b>0</b>	<b>0.00%</b>	<b>-42,677</b>	<b>-1.07%</b>
<b>Grand Total</b>	<b>48,593,577</b>	<b>0</b>	<b>48,593,577</b>	<b>49,374,898</b>	<b>0</b>	<b>49,374,898</b>	<b>781,321</b>	<b>1.61%</b>	<b>0</b>	<b>0.00%</b>	<b>781,321</b>	<b>1.61%</b>

# 2014 Property Tax Impact

ALL RESIDENTIAL PROPERTIES		
# of RT Properties	10,745	
RT - 2013 Avg Assessment	\$237,037	
RT - 2014 Avg Assessment	\$243,112	
RT - 2013 Avg Municipal Tax	\$2,871.93	
RT - 2014 Avg Municipal Tax	\$2,925.66	1.87%
RT - 2013 Avg Total Tax	\$3,374.45	
RT - 2014 Avg Total Tax	\$3,419.18	1.33%
Average Increase - \$	\$44.73	
Average Increase - %	1.33%	
Highest Increase - \$	\$4,886.62	
Highest Increase - %	61.51%	
Highest Decrease - \$	-\$988.03	
Highest Decrease - %	-4.25%	

RESIDENTIAL - SINGLE DETACHED PROPERTIES		
# of Single Detached Dwellings	7,415	
RT - 2013 Avg Assessment	\$250,747	
RT - 2014 Avg Assessment	\$256,925	
RT - 2013 Avg Municipal Tax	\$3,040.73	
RT - 2014 Avg Municipal Tax	\$3,094.56	1.77%
RT - 2013 Avg Total Tax	\$3,572.31	
RT - 2014 Avg Total Tax	\$3,616.12	1.23%
Average Increase - \$	\$43.80	
Average Increase - %	1.23%	
Highest Increase - \$	\$1,426.62	
Highest Increase - %	12.60%	
Highest Decrease - \$	-\$125.44	
Highest Decrease - %	-1.21%	

## Distribution Chart - 2014 Residential Single Detached Dwelling Property Tax Change by Percentage



## Distribution Chart - 2014 Single Detached Dwelling Property Tax Change by Dollar

