



District of Highlands Property Tax Information

Taxes are Due Monday, July 4, 2022 by 4pm

(Office Closed July 1st)



PENALTIES

Unpaid property taxes (including unclaimed Home Owner Grants) are subject to penalties as follows: 5% if paid after July 4, 2022, and an additional 5% if paid after September 1, 2022.
If your mailing address has changed, please contact the District Office to advise: 250-474-1773

PROVINCIAL HOME OWNER GRANT

Grant Applications cannot be accepted at the District Office

The Provincial Home Owner Grant reduces the amount of Property Tax you pay for your principal residence

- Must apply for grant through the Province each year, if eligible
- Only one registered owner, who qualifies may apply
- To apply online, visit gov.bc.ca/homeownergrant
- To apply by phone, call toll free 1-888-355-2700
 - When you apply, you will need your social insurance number
 - Must be a Canadian citizen or permanent resident of Canada
 - Live in BC
 - Occupy the residence as your principal residence

Apply before the tax due date to avoid a penalty

PRE-AUTHORIZED PAYMENT PLAN (PAPP)

The District of Highlands offers an instalment plan that allows you to make 10 pre-payments on your following year's property taxes by deducting equal monthly payments from your bank account between August 10 and May 10

What are the advantages?

- Monthly payments assist you in budgeting and eliminating the impact of one large payment in July.
- Avoid the risk of penalties.

How do I sign up?

Complete and sign the Pre-Authorization Payment Plan Agreement Enrollment Form available at the District Office or download the form by visiting [PAPP-Agreement-enrollment-form](#).

When submitting, include a personal cheque marked "VOID" when dropping the form off.

Additional information is available on the District's website: <https://www.highlands.ca/130/Finance-Department>.

PROPERTY TAX PAYMENT OPTIONS

- **In person:** Monday - Friday, 8:30am - 4:00pm (cash, cheque or debit/Interac) We DO NOT accept credit cards
- **After hours** secure drop box at front door (no cash please)
- **Internet Banking** through your financial institution's website. Choose payee: "Highlands, Dist-Taxes (BC)"
- **Mail** a cheque or post-dated cheque to avoid a line up (please include roll # on cheque for reference) Must reach District Office before due date

PROVINCIAL PROPERTY TAX DEFERMENT

- **You may qualify to defer your taxes on your principal residence for the current tax year if you are**
 - 55 years or older, a surviving spouse, or a person with a disability, or
 - Financially support a dependent child with a disability or is under the age of 18
- **You must apply online, not at the municipality**
Visit gov.bc.ca/propertytaxdeferment
- **If you currently defer your property taxes, please refer to your Annual Statement of Account to verify whether you have selected the automated renewal option or not**

ONLINE SERVICES AVAILABLE AT: www.highlands.ca

- **Pay Your Taxes Online Information:** Instructions to pay through your financial institution's website
- **Register and Link for Status of your Tax Account:** You must register to securely access your personal information
- **Pre-Authorized Payment Plan:** Program runs August 10 to May 10 (for next year's taxes)
- **Deferring Your Taxes:** Important Information
- **Property Information:** Available to the Public

Questions? Call us at 250-474-1773 or email us at finance@highlands.ca
Or visit our website at www.highlands.ca

2022 - 2026 Five Year Financial Plan Overview

2022 Municipal Property Taxes

The municipal portion of the 2022 property tax levy equates to an increase of approximately \$61 for the average assessed property in the District of Highlands. The municipal portion of the tax notice represents approximately 48% of the total money collected. This increase aligns with Council's tax policy that limits annual increases to a maximum of 1% for infrastructure and 2% for operations, for a total of 3%. The remaining funds are collected on behalf of other taxing authorities such as the CRD, BC Transit, School Taxes and Hospital Taxes.

The 2022 budget continues to support core services for the community. Funding for key projects and Council priorities are incorporated including implementation of ground water protection, emergency program strategic plan, climate plan projects, electronic records management, asset management and more. In respect to capital projects, the main focus of the funding will be directed towards the upkeep of our roads and maintenance and replacement of culverts. We are also constructing a fire training facility and improving our ability to continue providing services during times of extreme weather or emergent situations like the COVID-19 pandemic.



District of Highlands Asset Management Levy

In 2019, an asset management levy was introduced to support community infrastructure renewal. This is identified as a separate line item on your tax notice so that residents can see what portion of your tax bill directly contributes to the District's asset management. This levy is intended to help the District of Highlands reach sustainable funding levels over the next 10-15 years which will ensure that Highlands' roads, facilities and other infrastructure is replaced or maintained well into the future.

Graphic from: Asset Management BC Asset Management for Sustainable Service Delivery – A BC Framework

Residential Taxation Impacts

In 2021, the average Highlands residential property was assessed at \$891,174. This property's tax payment looked like this:

ASSESSMENT OF TYPICAL PROPERTY	\$891,174
Municipal Taxes	
General Property	\$1,352
Asset Management	120
Specified Area (Fire Protection)	571
Total Highlands Taxes	\$2,043

Property Taxes Collected for Other Government Agencies

School	\$1,255
Capital Regional District	241
Regional Hospital	162
Regional Transit, BC Assess., MFA	196
Police Tax	183

Total Taxes for Other Government Agencies	\$2,037
--	----------------

In 2022, the average Highlands residential property was assessed at \$1,203,373. This property tax payment looks like this:

ASSESSMENT OF TYPICAL PROPERTY	\$1,203,373
Municipal Taxes	
General Property	\$1,379
Asset Management	143
Specified Area (Fire Protection)	582
Total Highlands Taxes	\$2,104

Property Taxes Collected for Other Government Agencies

School	\$1,390
Capital Regional District	279
Regional Hospital	166
Regional Transit, BC Assess., MFA	237
Police Tax	197

Total Taxes for Other Government Agencies	\$2,269
--	----------------

Did you know? The actual impact on each property depends on the specific assessment changes as they relate to the average increase.

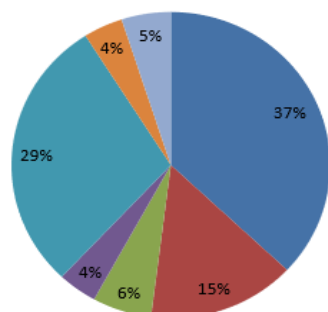
District of Highlands 2022—2026 Five Year Financial Plan

District of Highlands	Consolidated Five Year Financial Plan				
	2022 Budget	2023 Budget	2024 Budget	2025 Budget	2026 Budget
Operating Revenues					
Taxation	2,398,800	2,588,200	2,668,100	2,720,200	2,822,000
Sales of Services	77,900	71,600	73,700	73,800	73,900
Other Revenue	38,500	38,500	38,500	38,500	43,500
Grants and Contributions	883,100	671,800	638,500	609,500	596,500
Total Operating Revenues	3,398,300	3,370,100	3,418,800	3,442,000	3,535,900
Operating Expenses					
General Government Services	1,084,000	991,000	1,005,400	995,900	1,033,100
Protective Services	527,100	524,900	500,400	509,200	514,700
Transportation Services	476,000	318,700	318,500	326,900	340,500
Planning Services	261,600	270,600	274,200	253,400	257,300
Recreation and Cultural Services	422,800	432,200	442,300	437,200	448,700
Projects, Initiatives and Service Changes					
Total Operating Expenses	2,771,500	2,537,400	2,540,800	2,522,600	2,594,300
Net from Operations	626,800	832,700	878,000	919,400	941,600
Add					
Reserves Used for Operating Projects	68,000	30,000	30,000	-	-
Equity for Amortization	875,800	875,800	875,800	875,800	875,800
Reserves Used for Capital	894,500	495,000	405,000	410,000	410,500
Proceeds of Debt	-	-	-	-	-
Deduct					
Capital Expenses	894,500	495,000	405,000	410,000	410,500
Amortization Expense	875,800	875,800	875,800	875,800	875,800
Transfer to Reserves	633,900	801,800	847,100	858,500	898,000
Debt Servicing	60,900	60,900	60,900	60,900	43,600
Total Budget for the Year	-	-	-	-	-

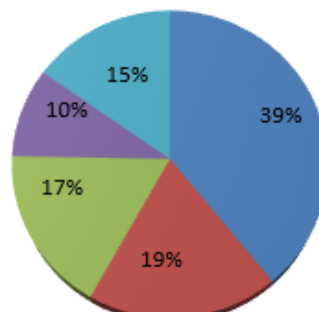
2022 Budget Overview

Where Your Tax Dollar Goes Operating Expenses

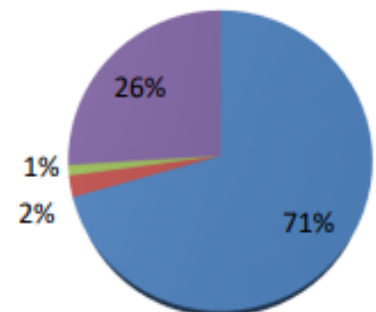
Operating Revenues



- District of Highlands
- District of Highlands Fire
- Capital Regional District
- CRD Hospital District
- School Taxes
- Police
- BC Transit, BCA, MFA



- General Govt Services
- Protective Services
- Transportation Services
- Planning Services
- Recreation and Cultural Services



- Taxation
- Sales of Services
- Other Revenue
- Grants and Contributions



WESTSHORE ALERT SYSTEM:

Your best way of insuring you and your family receive local emergency notifications and information is to sign up for multiple notification sources as not all outlets function perfectly during an emergency including:

[Highlands Notify Me \(Highlands website\)](#) | [WestshoreAlert.ca](#) |

Facebook: HighlandsFireRescue | Twitter: @HighlandsEP / @HighlandsFire | Highlands H.E.L.P Neighbourhood

GROUNDWATER PROTECTION AND YOU



- ◆ WILL MY WELL RUN DRY?
- ◆ WILL MY DRINKING WATER BECOME CONTAMINATED?
- ◆ WILL THE HIGHLANDS TURN BROWN OR BURN FOR LACK OF WATER?

We know a LOT about our aquifer: How it works, how much groundwater it holds and the risks it faces.

Please refer to the online brochure to learn more about what we can do to protect the quantity and quality of groundwater. Link to brochure here: <https://www.highlands.ca/DocumentCenter/View/6118/2016-Groundwater-Pamphlet---SLUSC?bidId=>

Alternately staff would be happy to mail you the brochure, call the office at 250-474-1773.

DISTRICT OF HIGHLANDS RECOGNITION PROGRAM 2022

Is there a Highlands resident who you feel has contributed significantly to the District?

If so, Council would love to hear from you!

Nomination forms and all required information can be found on the District's website at:

<http://www.highlands.bc.ca/DocumentCenter/View/6555>

Alternatively contact the District Office: 250-474-1773 and we can mail you a hard copy of the nomination form.

Deadline for submissions is August 31, 2022. We look forward to hearing from you.



You will not miss a meeting or Highlands event by using the "Notify Me" function on the District's website. You simply sign up for items such as: agendas, minutes, news alerts and events posted to the community calendar and an alert will be directed to either your cell phone or email informing you of the new item. Sign up by visiting www.highlands.ca.