

## ADMINISTRATIVE REPORT

**Subject: Section 357/358 Application for 1325 Sixth Street East**

**Date: September 26, 2022**

**To: Mayor and Council**

**From: Dawn Galusha, Treasurer**



### ISSUE:

The attached 357/358 Application for reconsideration of assessment and adjustment of taxes was received. It is due to the house being demolished and the shed being moved, thus leaving vacant residential land.

### ADMINISTRATIVE RECOMMENDATION:

THAT Council approve Report # AR-22-0056 for the adjustment of taxes for the period August 29, 2022 to December 31, 2022 under Section 357/358 of the Municipal Act for property located at 1325 Sixth Street East.

### STRATEGIC IMPACT:

N/A

### OPTIONS & ALTERNATIVES:

1. Authorize the adjustment of taxes for August 29, 2022 to December 31, 2022 under Section 357/358 of the Municipal Act located at 1325 Sixth Street East.
2. Object to the application.

### HISTORY:

The Municipality may object to the application for the above referenced properties filed under Section 39.1 of the *Assessment Act*. In accordance with Section 357(5) of the *Municipal Act* on or before September 30 of the year following the year in respect of which the application was made, Council shall hold a meeting at which the applicants may make a presentation to council.

### ANALYSIS:

The impact to the 2022 taxes is a reduction of \$209.29 of which \$193.31 is education and \$15.98 is municipal.

### SUPPORTING DOCUMENTS:

[AR-22-0056- 357-358 1325 Sixth St E](#)

**Application made under Sec 357/358/359 of the Municipal Act, 2001**

**MPAC's RESPONSE**

Owner name(s) CROWE, MARVEL ANITA  
CALDER, PETER LUTED  
Roll number 5912-030-007-12800-0000  
Property location 1325 SIXTH ST E  
Property description PLAN SM27 LOT 18 PCL 17-1  
Municipality/Local taxing authority FORT FRANCES TOWN  
  
Application number  
Application reason Demolition/Razed by Fire  
Received date August 30, 2022  
Claim relief period **From: August 29, 2022 - To: December 31, 2022**  
Taxation year 2022

**Current Property Assessment**

Property Classification	2012	2016	Phase-In Assessment for Taxation Years			
	Assessed Value	Assessed Value	2017	2018	2019	2020-2022
OWNR RU R T	46,500	50,000	47,375	48,250	49,125	50,000
<b>Total</b>	<b>46,500</b>	<b>50,000</b>	<b>47,375</b>	<b>48,250</b>	<b>49,125</b>	<b>50,000</b>

**Change to the Property Assessment**

Property Classification	2012	2016	Phase-In Assessment for Taxation Years			
	Assessed Value	Assessed Value	2017	2018	2019	2020-2022
OWNR VL R T	18,135	19,500	18,476	18,818	19,159	19,500
<b>Total</b>	<b>18,135</b>	<b>19,500</b>	<b>18,476</b>	<b>18,818</b>	<b>19,159</b>	<b>19,500</b>

**MPAC Remarks**

MPAC has updated the property to vacant residential land.

MPAC Representative: Mark Cawston  
Date: August 31, 2022

SECTION ☒ 357 / ☐ 358 / ☐ 359 APPLICATION  
TO THE COUNCIL OR THE ASSESSMENT REVIEW BOARD

Application/Appeal #:  
Taxation Year: 2022

Municipality: TOWN OF FRANCES Roll Number: 59.12.020.007.158.00  
Property Address: 1325 SIXTH STE Applicant Name: MARVEL CROWE  
Owner Name: MARVEL CROWE Contact Number: \_\_\_\_\_  
Mailing Address: 1325 SIXTH STE Alternative Number: 877-0080  
FFON IXI Email Address: \_\_\_\_\_

Reason for s357 application: (Check one box – applicable to s357 only)

<input type="checkbox"/> Ceases to be liable for tax at rate it was taxed – 357(1)(a)	<input type="checkbox"/> Became vacant or excess land – 357(1)(b)
<input type="checkbox"/> Became exempt – 357(1)(c)	<input type="checkbox"/> Sickness or extreme poverty – 357(1)(d.1)
<input checked="" type="checkbox"/> Razed by fire, demolition or otherwise – 357(1)(d)(i)	<input type="checkbox"/> Mobile unit removed – 357(1)(e)
<input type="checkbox"/> Damaged and substantially unusable – 357(1)(d)(ii)	<input type="checkbox"/> Gross or manifest clerical/factual error – 357(1)(f)
<input type="checkbox"/> Repairs/Reno's preventing normal use (min. 3 months) – 357(1)(g)	

Details of Reason for s357, s358 or s359 application: HOUSE DEMOLITION - SHED  
TO BE MOVED TO 1324 SIXTH STE  
Effective from: 08/29/22 to 12/31/22 Applicant Signature: M Crowe Date: 08/30/22  
(MM/DD/YY) (MM/DD/YY)

ASSESSMENT REPORT: MUNICIPALITY				TREASURER'S RECOMMENDATION TO COUNCIL				
Assessment Roll As Returned		Revised Since Roll Return <input type="checkbox"/>		Assessment Report School Bd: <input type="checkbox"/> Eng <input type="checkbox"/> Fr <input type="checkbox"/> Other				
		Enter Revisions Below		<input type="checkbox"/> No Change in Assessment <input type="checkbox"/> S357 Required for Next Year				
RTC/RTQ	2018 Base-year CVA	2016 Base-year CVA	Current Phased Assessment	Revised RTC/RTQ	Revised 2018 Base-year CVA	Revised 2016 Base-year CVA	Revised Current Phased Assessment	Change to Current Phased Assessment
<u>ATEP</u>			<u>60,000</u>					
Revised:				Reason for Change:				
Reason Original Assessment Revised:								

TREASURER'S REPORT ON TAX LIABILITY					
RTC/RTQ	Taxable Assessment Reduction	Tax Rate	Days / Months	Tax Adjustment	Original Levy
<u>ATEP</u>	<u>-30,500</u>	<u>0.02003135</u>	<u>125 D</u>	<u>209.29</u>	

Recommended: ☐ No Adjustment ☐ Adjustment ☐ Cancellation ☒ Refund Total Amount: 209.29

Comments: \_\_\_\_\_  
Treasury Position: Treasurer Signature: [Signature] Date: 09/26/22

COUNCIL OR ASSESSMENT REVIEW BOARD DECISION: Hearing Date (MM/DD/YY): 09/26/22  
☒ Approved ☐ Amended & Approved ☐ Not Approved ☐ Applicant Did Not Appear ☐ Application Abandoned

Reason: \_\_\_\_\_  
Appeared for Applicant: n/a Appeared for Municipality: \_\_\_\_\_  
Signature of Council/ARB Member: [Signature] Name/Title: ARB Rep

**2022 WRITE-OFFS/TAX ACCOUNT ADJUSTMENTS****357 Applications**

# Days	Year Affected	Roll #	Assessment Change	RTC/RTQ	Municipal Rate	School Rate	Municipal Amount	English Public	English Separate	French Public	French Separate	No Sup School	BIA	TOTAL
125	2022	3.7.12800	RTEP	-30,500	0.01850739	0.00153000	-193.31	-15.98						-209.29