

**DISTRICT OF NORTH VANCOUVER
COUNCIL WORKSHOP**

Minutes of the Council Workshop held at 6:02 p.m. on Monday, April 10, 2017 in the Committee Room of the District Hall, 355 West Queens Road, North Vancouver, British Columbia.

Present: Mayor R. Walton
Councillor R. Bassam
Councillor M. Bond
Councillor J. Hanson
Councillor R. Hicks
Councillor D. MacKay-Dunn
Councillor L. Muri

Staff: Mr. D. Stuart, Chief Administrative Officer
Mr. G. Joyce, General Manager – Engineering, Parks & Facilities
Mr. D. Milburn, General Manager – Planning, Properties & Permits
Mr. A. Wardell, Acting General Manager – Finance & Technology
Mr. J. Gordon, Manager – Administrative Services
Mr. E. Iorio, Revenue & Taxation Manager
Ms. C. Archer, Confidential Council Clerk

1. ADOPTION OF THE AGENDA

1.1. April 10, 2017 Council Workshop Agenda

MOVED by Councillor MURI

SECONDED by Councillor HANSON

THAT the agenda for the April 10, 2017 Council Workshop is adopted as circulated.

CARRIED

2. ADOPTION OF MINUTES

2.1. March 27, 2017 Council Workshop

MOVED by Councillor MACKAY-DUNN

SECONDED by Councillor BASSAM

THAT the minutes of the March 27, 2017 Council Workshop are adopted.

CARRIED

3. REPORTS FROM COUNCIL OR STAFF

3.1. Tax Distribution

File No.

Mr. Andy Wardell, Acting General Manager – Finance & Technology, provided an overview of tax distribution between the different classes since 2010, highlighting

the positive impact of maintaining competitive rates below the regional average to achieve the goals of the District's tax strategy.

Mr. Wardell provided details on the Heavy Industrial class, reporting on the impact of Provincial Government intervention and property assessment values on tax rates for the non-capped portion of the class. It was noted that the Ports Property Tax Act sets the Heavy Industrial (capped) base rate for designated port properties at \$27.50 per \$1,000 of assessed property value and at \$22.50 per \$1,000 of assessed property value on eligible new investment. Mr. Wardell reported that property assessment appeals in the Heavy Industrial class may require future tax strategy adjustments.

Two options for the Heavy Industrial (non-capped) tax rate were presented for consideration:

- Option A: Tax levy increase of 4.68%, with a projected 2017 tax rate of \$27.50 per \$1,000 of assessed value, for Heavy Industrial (non capped) class; or,
- Option B: Tax levy increase of 8.14% with a projected 2017 tax rate of \$28.41 per \$1,000 of assessed value, for the Heavy Industrial (non-capped) class

Mr. Wardell noted all classes remain below regional average increases with both options. Option A sets the tax rate for Heavy Industrial (non-capped) properties at the same rate as the Heavy Industrial (capped) properties and Option B maintains the same tax rate for the Heavy Industrial (non-capped) properties as in 2016.

Councillor MURI left the meeting at 6:26 pm and returned at 6:28 pm.

Council discussion ensued and the following comments and concerns were noted:

- Requested the dollar amount of the regional average for residential property taxes;
- Expressed concern about the impact of property tax rates and expected future utility rate increases on residents; and,
- Discussed a recent Metro Vancouver report on regional and provincial distribution of property taxes and property transfer tax.

Mr. Wardell reported that staff will be reviewing the tax strategy in relation to the Heavy Industrial properties in 2017.

MOVED by Councillor HICKS

SECONDED by Councillor MURI

THAT staff is directed to prepare the 2017 Tax Rate Bylaw in accordance with Option B as presented by the Acting General Manager – Finance & Technology, which sets the 2017 tax rate at \$28.41 per \$1,000 of assessed property value for the Heavy Industrial (non-capped) class, with all other non-capped classes set at 3%.

CARRIED

4. PUBLIC INPUT

4.1. Mr. Corrie Kost, 2800 Block Colwood Drive:

- Commented on the impact of assessment increases on residential property taxes.

5. ADJOURNMENT

MOVED by Councillor MURI

SECONDED by Councillor BASSAM

THAT the April 10, 2017 Council Workshop is adjourned.

CARRIED
(6:42 p.m.)



Mayor



Municipal Clerk