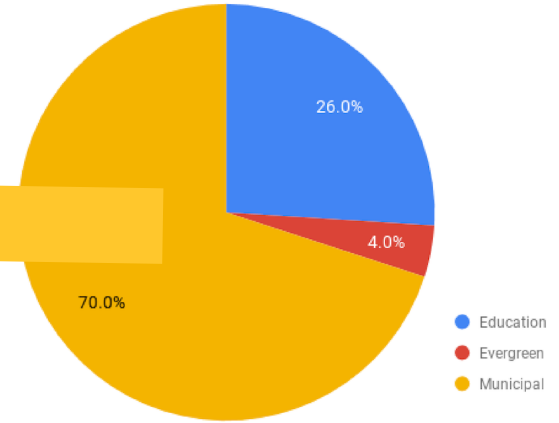
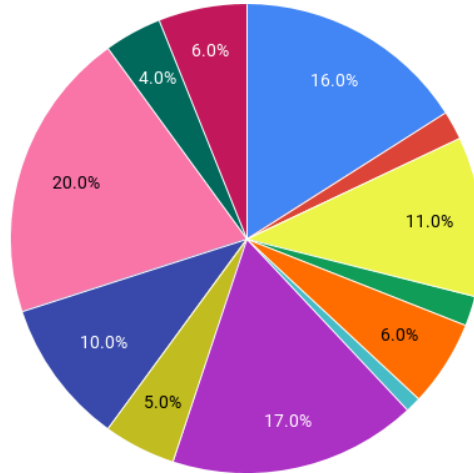


UNDERSTANDING YOUR PROPERTY ASSESSMENT & TAXATION NOTICE



- Corporate Services & CAO
- Council And Public Relations
- Rcmp
- Civic Agencies
- Fire Rescue Services
- Bylaw Enforcement & Animal Control
- Admin, Roads, Streets, Walks, Lighting, Storm Sewers
- Parks, Playgrounds, Trails, Campground, & Cemetery
- Recreation & Programs, Municipal Library & Archives
- Facilities
- FCSS, Transit & Mobility Bus
- Planning & Development



How Does the Town Determine My Municipal Property Taxes?

Property taxes are a primary source of revenue for municipalities and are used to finance local programs and services. Each year, municipalities determine the amount of money they need to operate and from this amount, known revenues such as licenses, grants, permits, and user fees are subtracted. The remainder (revenue requirement) is the amount of money the municipality needs to raise through property taxes to provide services for the year. The primary goal is fair and equitable distribution of tax.

The property tax payable is calculated by multiplying your taxable property assessment by the tax rate. The tax rate is determined by dividing the total revenue by the total assessment base of the municipality.

What is a Property Assessment?

Property assessment is the process of estimating the market value of your property for taxation purposes. The property taxes that you pay are calculated in proportion to the value of the real estate you own. Assessments are used to distribute the tax burden in a fair and equitable manner. The Town of Hinton contracts Powers & Associates Appraisal Services from Beaumont, Alberta to prepare the property assessments.

What is Market Value?

Market value is the valuation standard set by provincial legislation and is the basis for property valuation across Alberta. Market value is the probable price your property could sell for in a competitive and open market, as of the given date. The market value on your 2019 Assessment and Tax Notice is based on a legislated valuation date of July 1, 2018 and reflects the physical condition of your property as of December 31, 2018.

NEW! Customer Self Service Launching Soon!

As part of Corporate Services ongoing efforts to serve you better, we'll soon be launching CSS (Customer Self Service) enabling customers, citizens and businesses to access account information such as tax, utility, and account information, not to mention access billing information and make payments!

Stay tuned for information on the launch of this exciting new service!

Assessment Open House
Hinton Government Centre
June 19, 2019 - 10 am to 4 pm

How is Market Value Determined?

Market value assessments are prepared using mass appraisal. For residential property, assessors compile, review, and analyze information from all legislative real estate sale transactions that have occurred in Hinton over a 12-month period. This process results in the estimated value of your property as of July 1, 2018.

How are School Property Taxes Set?

Provincial government legislation requires the Town to collect education property taxes on behalf of the Province of Alberta. The Town of Hinton does not set, control, or review education taxes. Contact the Alberta Education Property Tax Information Line at (780) 422-7125 for further information.

What is the Evergreens Foundation?

The Evergreens Foundation is a non-profit organization that collects from the Town. This portion of your property taxes is directed to operate local seniors housing facilities.

What is the Seniors Municipal (Town of Hinton) Property Tax Rebate Program?

This program is designed to protect low income senior property owners from municipal tax increases. The program eligibility is determined by the income indicated on your 2018 Notice of Assessment.

The eligibility requirements for 2019 are as follows:

- Applicants must be 65 years of age or older;
- Single income under \$27,690 or combined income under \$44,965 (one applicant must be over 65);
- Applicants must provide 2018 Notice of Assessment from Revenue Canada; and
- Applications must be made before December 31 of the tax year being applied for.

Seniors Property Tax Deferral Program

Homeowners 65 and older can defer all or part of their residential property taxes through a low-interest home equity loan with the Government of Alberta. The loans are repaid when the home is sold, or sooner if the senior chooses. For more information visit www.health.alberta.ca or call 1-877-644-9992.

More Information

For information on filing an appeal and our Frequently Asked Questions, visit the Town of Hinton website.

Town of Hinton, Tax Department

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