

**TOWN OF CARLYLE
POLICY MANUAL**

POLICY DESCRIPTION:

Tax Incentive Policy

POLICY NUMBER:

TAX00010

DATE APPROVED: September 19, 2007

DATE REVISED:

RESOLUTION #21

RESOLUTION #

Purpose of Policy:

To promote growth and development of the community.

Process:

1. Taxes must be paid in full.
2. An approved building permit must be in place.
3. The rebate must be applied for in writing to the Town of Carlyle, Box 10, Carlyle, Sask. S0C 0R0, prior to December 31st in the year for which the rebate is applied.
4. The rebate will be issued within 30 days of the application being received, provided all regulations have been met.

Regulations:

1. The rebate will be based on current taxes beginning in the year the property is assessed for taxes.
2. The rebate will apply to the Town's fiscal year (January to December).
3. The rebate will be calculated on general municipal taxes only (not school division taxes or frontage taxes).
4. This policy will come into effect with building permits issued after January 1, 2008.
5. The incentive is not transferable.
6. The rebate will be 50% of the municipal tax for the first year and 25% of the municipal tax for the second year.

Example: a building permit for a new house is obtained in May, 2007. The house is built during the summer of 2007. Taxes are levied on the lot, but no taxes are levied on the house in 2007. In April, 2008, the house is assessed, so if the home owner pays the taxes in full and applies for a rebate prior to December 31, 2008, 50% of the 2008 municipal taxes (not the school taxes or the local improvements) will be granted. In 2009, if the rebate is applied for, 25% of the 2009 municipal taxes will be granted.

Rebate Qualifications:

The rebate will apply to:

1. any unimproved commercial or industrial property purchased from the Town of Carlyle for the purpose of constructing and operating a business thereon, provided the construction and operation occurs within one year of date of purchase;
2. any unimproved residential property purchased from the Town of Carlyle for the purpose of a residential dwelling, provided the construction or moving of the dwelling onto the property occurs within one year of the date of purchase;
3. any existing commercial or industrial property which has been vacant for at least three months which is purchased for the purpose of operating a business thereon.