

THE CORPORATION OF THE TOWNSHIP OF
ASHFIELD-COLBORNE-WAWANOSH

BY-LAW NUMBER 21-2025

BEING A BY-LAW to provide for the adoption of the 2025 tax rates for the Township of Ashfield-Colborne-Wawanosh.

WHEREAS Section 312 (2) of the Municipal Act, S.O.2001, c.25 as amended, provides that the Council of a local municipality shall, after the adoption of estimates for the year, pass a By-Law to levy a separate tax rate, as specified in the By-Law, on the assessment in each property class in the local municipality ratable for local municipality purposes;

AND WHEREAS the Assessment Roll made in 2024 and upon which the 2025 taxes are to be levied has been received by the Township of Ashfield-Colborne-Wawanosh;

AND WHEREAS the County of Huron, under the provisions of Section 308, 311 and 312 of the Municipal Act, S.O., 2001, c.25 as amended, has established tax ratios and a county tax levy for 2025;

AND WHEREAS the Minister of Finance, under the provisions of Ontario Regulation 2/14, under the Education Act, has prescribed the education tax rates;

AND WHEREAS Section 326 of the Municipal Act, S.O., 2001, c.25 as amended, authorizes that a municipality may designate the area of a municipality in which residents and property owners receive or will receive an additional benefit from the special service that is not received or will not be received in other areas of the municipality;

AND WHEREAS Section 398 of the Municipal Act, S.O. 2001, c.25 as amended, provides that fees and charges imposed by the municipality, upper-tier municipality or local board may be added to the tax roll and collected in the same manner as municipal taxes;

AND WHEREAS it is necessary and expedient to levy on the whole ratable property according to the last revised assessment roll of the Township of Ashfield-Colborne-Wawanosh for General, County and Education purposes of the said Township of Ashfield-Colborne-Wawanosh for the current year as set out in the 2025 Budget;


NOW THEREFORE, the Council of the Corporation of the Township of Ashfield-Colborne-Wawanosh enacts as follows:

1. The assessment contained in the assessment roll of the Township of Ashfield-Colborne-Wawanosh as made pursuant to Province of Ontario Regulations and dated December 10, 2024 is hereby adopted and confirmed as the assessment on which the rate of taxation for the year 2025 shall be levied.
2. The tax rates as per Schedule "A" attached hereto shall be levied and charged in 2025.


3. The special area rates as per Schedule "B" attached hereto shall be levied and charged in 2025.
4. Taxes shall become due and payable in two instalments, less the interim billing, of approximately one half, on the 29th day of September 2025 and the balance on the 28th day of November 2025.
5. If the taxes of any class or instalment thereof so levied in accordance with this By-Law remain unpaid on the due date, a penalty of one and one quarter per cent (1.25%) per calendar month of the taxes remaining unpaid shall be levied on the first day of default.
6. On the first day of the calendar month following the due date and every month thereafter for as long as there are taxes remaining unpaid, interest at the rate of one and one quarter per cent (1.25%) of the unpaid taxes shall be levied.
7. The Collector is hereby authorized to mail or cause to be mailed the notice of taxes due to the address of the residence or place of business of the person to whom notice is required to be given.
8. Nothing in this By-Law shall prevent the Collector from proceeding at any time with the collection of any tax, or any part thereof, in accordance with the provisions of the statutes and By-Laws governing the collection of taxes.
9. This by-law shall come into force and take effect immediately upon final passing thereof.
10. This by-law may be cited as the "2025 Tax Rate By-Law."

Read a first and second time this 8th day of April 2025.

Read a third time and finally passed this 8th day of April 2025.



Mayor, Glen McNeil



Clerk, Florence Witherspoon

SCHEDULE "A"

TOWNSHIP OF ASHFIELD-COLBORNE-WAWANOSH

2025				TOWNSHIP		COUNTY		EDUCATION			GRAND TOTAL	
ASSESSMENT				TAX RATE	TOTAL	TAX RATE	TOTAL	TAX RATE	TOTAL	FINAL	TAX RATE	TOTAL
RESIDENTIAL	RT	\$	985,043,191	0.00522477	\$ 5,146,624	0.00541653	\$ 5,335,516	0.00153000	\$ 1,507,116	\$ 11,989,256	0.01217130	\$ 11,989,256
PIPELINES	PT		2,690,700	0.00365734	9,841	0.00379157	10,202	0.00458716	12,343	32,385	0.01203607	32,385
COMMERCIAL	CT		28,663,629	0.00574724	164,737	0.00595818	170,783	0.00880000	252,240	587,760	0.02050542	587,760
COMMERCIAL - EXCESS LAND	CU		1,031,971	0.00574724	5,931	0.00595818	6,149	0.00880000	9,081	21,161	0.02050542	21,161
COMMERCIAL - VACANT LAND	CX		176,700	0.00574724	1,016	0.00595818	1,053	0.00880000	1,555	3,623	0.02050542	3,623
COMMERCIAL - SMALL SCALE ON-FARM SUBCLASS	C7		35,900	0.00143681	52	0.00148955	53	0.00220000	79	184	0.00512636	184
INDUSTRIAL	IT		24,429,500	0.00574724	140,402	0.00595818	145,555	0.00880000	214,980	500,937	0.02050542	500,937
INDUSTRIAL - SHARED PIL	IH & IJ		430,600	0.00574724	2,475	0.00595818	2,566	0.00980000	4,220	9,260	0.02150542	9,260
INDUSTRIAL - SMALL-SCALE ON-FARM SUBCLASS	I7 & I0		78,100	0.00143681	112	0.00148955	116	0.00220000	172	400	0.00512636	400
FARMLANDS	FT & R1		1,074,462,856	0.00130619	1,403,453	0.00135413	1,454,962	0.00038250	410,982	3,269,397	0.00304282	3,269,397
MANAGED FORESTS	TT		7,629,800	0.00130619	9,966	0.00135413	10,332	0.00038250	2,918	23,216	0.00304282	23,216
AGGREGATE EXTRACTION	V		6,145,500	0.00467657	28,740	0.00484821	29,795	0.00511000	31,404	89,938	0.01463478	89,938
TOTAL			2,130,818,447	6,913,347		7,167,082		2,447,089		16,527,519	16,527,519	

SCHEDULE "B"

TOWNSHIP OF ASHFIELD-COLBORNE-WAWANOSH

SPECIAL AREA RATES2025 RATE

ROADS		
Huron Sands Roads Flat Rate	\$	50.00

WATER		
Water Service Flat Rate	\$	1,487.00
Water Service Flat Rate for Benmiller Inn	\$	42,129.00

SEWER		
Benmiller Estates Sewage Service Flat Rate	\$	1,805.00
Benmiller Estates - Capital	\$	610.00

STREETLIGHTS		
Airport	\$	1.75
Auburn	\$	35.00
Saltford	\$	75.00
Benmiller	\$	40.00
Dungannon	\$	45.00
Port Albert	\$	7.00
St. Helens	\$	7.00

COMMUNITY ONSITE SEPTIC INSPECTION PROGRAM		
Sewage System Maintenance Inspection	\$	55.00