



MUNICIPAL
PROPERTY
ASSESSMENT
CORPORATION

Toll-free: 1 866 296-6722
TTY: 1 877 889-6722
Hours of Operation: Monday to Friday, 8 a.m. to 5 p.m.
www.mpac.ca

May 14, 2025

OWNER
ADDRESS 1
ADDRESS 2
ADDRESS 3

Property Location
Property Municipality:
Roll Number:

Confirm your information is accurate by August 29, 2025

Dear Property Owner,

To ensure that you qualify for the Seniors and Persons with a Disability Tax Exemption program, the Municipal Property Assessment Corporation (MPAC) requests specific information about your property.

Seniors and Persons with a Disability Property Tax Exemption

Our records indicate that you currently meet the requirements for a property tax exemption because your property accommodates a senior (aged 65 or older) or a person with a disability. As part of this program, MPAC contacts property owners every two years to ensure this tax exemption is still applicable. We understand that circumstances can change, and we want to support you in confirming that the tax exemption criteria are still being met.

Eligibility criteria

To continue to qualify for the Seniors and Persons with a Disability Property Tax Exemption, your property must continue to meet the requirements outlined in one of the two scenarios noted below:

- 1. Improvements were made to an existing residential home, or a new home was constructed specifically to accommodate a senior (aged 65 or older) or a person with a disability and:**
 - The senior or person with a disability lives in the home as their personal residence.
 - If not for the improvements, the senior or person with a disability would have to live in a residence where on-site care would be provided.
 - Renovations or modifications were made to the property after May 15, 1984.
 - The property is classified as residential, with no more than three residential units.
 - You are not operating a business that provides care services to seniors or persons with a disability.
- 2. The property has a garden suite that is used by a senior (aged 65 or older) and:**
 - The senior lives in the garden suite as their personal residence.
 - The senior is a family member of the property owner.
 - The property owner has their personal residence on the property.
 - The garden suite is a temporary, portable, one-unit detached structure with bathroom and kitchen facilities, as defined in the *Planning Act*.
 - The property owner obtained approval through a municipal by-law or an order under the *Planning Act*, allowing the temporary placement of the garden suite and the conditions for the exemption continue to apply.

Next steps

To ensure your property continues to qualify for the property tax exemption, please review and complete the form included in this letter to validate your information. Once completed, please return the form to MPAC using the enclosed postage-paid envelope by August 29, 2025.

If MPAC does not receive the completed form by this date, the property tax exemption will be removed.

To learn more about the Seniors and Persons with a Disability Tax Exemption program, please visit mpac.ca/mytaxexemption.

We're here to help

If you have any questions, visit mpac.ca or contact us toll-free at 1 866 296-6722 or TTY at 1 877 889-6722 between Monday and Friday from 8 a.m. to 5 p.m.

If you have any accessibility needs, please let our representatives know how we can best accommodate you.

Pour obtenir une copie de cette lettre en français, veuillez contacter nos représentants.

Thank you for your cooperation and understanding.

Regards,

Original signed by

Evan Brown

Director, Valuation Operations Analytics
Valuation and Assessment Operations
Municipal Property Assessment Corporation

About the Seniors and Persons with a Disability Tax Exemption program

The Seniors and Persons with Disabilities Property Tax Exemption provides financial relief on a portion of a property's value if improvements were made to a residential home to accommodate a senior (aged 65 or older) or a person with a disability. This may include renovations or modifications to an existing residential home, construction of a custom-built home, or using a garden suite.

This exemption is designed to help those who would, if not for the home improvements, need to move to a residence where on-site care services would be provided to the senior or person with a disability. The exemption is also provided where a senior is living in a garden suite, and a municipal by-law has been passed that cites criteria for the exemption of a temporary garden suite. The exemption offers financial relief to property owners, enabling seniors and persons with disabilities to remain in their preferred living environments. To learn more, including details on eligibility, please visit mpac.ca/mytaxexemption.

Protecting your information

MPAC is committed to protecting your information and is prohibited from the authorized disclosure of your information under the *Assessment Act* and the *Municipal Freedom of Information and Protection of Privacy Act*. MPAC will collect and use information necessary to deliver legally authorized programs and services. Occasionally, MPAC may use your contact information to obtain feedback, conduct surveys and enhance program delivery.



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Seniors and Persons with a Disability Property Tax Exemption | Confirmation Statement

To maintain your property's eligibility for the tax exemption, please complete this form to confirm your information. We understand that circumstances may change, so if there have been any changes that could affect your tax exemption, please indicate them on the form.

Once completed, please return the form to MPAC using the enclosed postage-paid envelope by August 29, 2025. If MPAC does not receive the completed form by August 29, 2025, the property tax exemption will be removed.

Confirm your information is accurate and return this form by August 29, 2025

Property Location: _____

Municipality: _____

Roll Number: _____

My property meets the criteria in one of the two scenarios stated in this letter:

Yes ☐ No ☐

If no, please indicate when the property no longer met the qualification criteria:

(dd/mm/yyyy)

Date

Phone Number/Email

Property Owner Name (please print)

Signature