

# ASSESSMENT

Alberta Assessment values are an estimate of the Market Value (MV) of your property (4). MV is the price a property would likely yield if sold after adequate time and exposure on the open market by a willing seller to a willing buyer. Numerous factors impact MV including the age, size, type, quality of the property, zoning, and proximity to urban centers. The assessment process is governed in accordance with the *Municipal Government Act* (MGA) and provincial statutes.

## JULY 1, 2024 – VALUATION DATE

- Assessment is based on the MV of your property on the valuation date.

## Access to Property Assessment Information:

- A taxpayer has the right to receive assessment-related information about their own property. Section 299 of the MGA entitles you to see or receive sufficient information to show how the Assessor prepared the assessment of your property.
- A taxpayer has the right to receive a summary of information on similar properties as per the MGA, Section 300.

# COMPLAINTS

Assessments can be appealed by filing a complaint.

- **Prior to filing**, please contact the Assessment Department and review the guidelines from Alberta Municipal Affairs.
- **If a complaint is required**, it must be filed with the Clerk of the Assessment Review Board (ARB) and you must pay the appropriate fee.
- **Please pay your property tax by the due date.** If a successful ARB decision is made, adjustments will be applied as a credit to your account.



INFORMATION AND INSTRUCTIONS?

Visit: <https://wheatlandcounty.ca/assessment>

← Or Scan This Code

(4) Farmland, Linear, and Machinery & Equipment are not assessed at market value, they have a regulated rate valuation.

## QUESTIONS?

### GOVERNMENT OF ALBERTA EDUCATION PROPERTY TAX QUESTIONS?

TOLL FREE: 310-0000  
DIRECT: (780) 422-7125  
<https://alberta.ca/education-property-tax>

### MUNICIPAL PROPERTY TAX QUESTIONS?

P: (403) 361-2029  
E: [tax@wheatlandcounty.ca](mailto:tax@wheatlandcounty.ca)  
<https://wheatlandcounty.ca/taxes>

### ASSESSMENT QUESTIONS?

Many questions can be answered by locating and clicking on your property in our online interactive map!

Search by: Rural Address (Blue Sign), Roll Number, Land Description, or Civic Address.

Visit: <https://wheatlandcounty.ca/maps>

### Still have questions?

P: (403) 361-2160  
E: [assessment@wheatlandcounty.ca](mailto:assessment@wheatlandcounty.ca)  
<https://wheatlandcounty.ca/assessment>

## JOIN OUR NEWSLETTER!

<https://wheatlandcounty.ca/newsletter>

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# 2025 PROPERTY TAX AND ASSESSMENT INFORMATION PACKET

## Important Dates:

- ✓ **June 30, 2025 – Tax Payment Due**
- July 1, 2025 – 5% penalty for unpaid balances
- December 1, 2025 – additional 5% penalty for unpaid balances

TIPP (Tax Installment Payment Plan) members with up-to-date accounts are not affected by penalties.



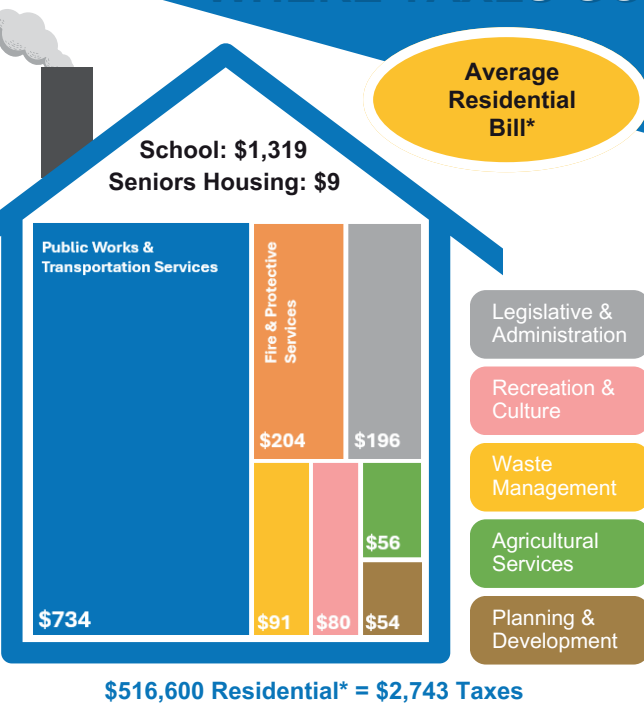
# PROPERTY TAXATION

Property taxes pay for many local services such as roads, schools, libraries, emergency services, waste, utilities, and parks.

Property taxes cover the cost for the majority of the County's operating budget. Taxes are also collected on behalf of the Wheatland Housing Management Body and the Alberta Government (1).

Wheatland County Council sets the budget and subsequent tax rates to support the municipal services as shown below. In 2025, Council approved an overall 3% increase in municipal taxes.

## WHERE TAXES GO



# PAYMENT METHODS

The following payment methods are available:

- ✓ TIPP (Tax Installment Payment Plan) - JOIN TODAY!
- ✓ APWO (Auto Payment Withdrawal Option)
- ✓ Bank (In Person or Online) (2, 3)  
Payee: Wheatland County – Taxes  
Account: Roll Number (Pay each roll separately)
- ✓ PaySimply.ca (Credit Card, e-Transfer, PayPal) (2)  
<https://wheatlandcounty.ca/taxes> click "PaySimply"
- ✓ Mail (Cheque or Money Order)
- ✓ In Person (Cheque, Money Order, Cash, or Debit)
- ✓ Mortgage Company (Mortgage Dependent)

JOIN TIPP!



Payments are easy when they are automatic and calculated for you.

Join the TIPP program today!

### Attention Seniors!

A provincial program may allow you to **defer all or part of your property tax** through a home equity loan with the Government of Alberta!

Call: 1 (877) 644-9992  
Online: <https://alberta.ca/seniors-property-tax-deferral-program>

# PENALTIES

TAXES DUE: JUNE 30, 2025

- Taxes unpaid after June 30th receive a 5% penalty on the balance of the account.
- Taxes unpaid after November 30th receive an additional 5% penalty on the balance of the account.
- \$30 fee applied for insufficient funds.

# 2025 PROPERTY TAX SUMMARY

Utilizing average residential assessment, see how 2025 rates affect your property tax bill.\*



### Average Residential Tax Increase



- Education: 17% increase
- Seniors Housing: 78% one-time decrease

### How is your tax bill calculated?

The rates noted below are applied by multiplying the tax rate against every \$1,000 of property value.

$$\text{Property Value} \times \text{Tax Rate} / 1,000 = \text{Total Property Tax}$$

### 2025 Tax Rates (per \$1,000) for Assessment Class

	Residential	Farmland	Non-Residential	Machinery & Equipment
Requisition				
Wheatland County	2.7377	13.8922	7.4532	7.4532
Wheatland Housing	0.0182	0.0182	0.0182	0.0182
Education	2.5533	2.5533	3.6865	
<b>Total Tax Rate</b>	<b>5.3092</b>	<b>16.4637</b>	<b>11.1579</b>	<b>7.4714</b>
Designated Industrial Property Levy	N/A	0.0701	0.0701	0.0701
<b>Total for Designated Industrial Property</b>	<b>N/A</b>	<b>16.5338</b>	<b>11.2280</b>	<b>7.5415</b>

## OTHER REVENUE SOURCES

To help reduce the burden on taxpayers, the County also relies on grants, permits, licenses, and investment income to help offset the cost of providing services.



MORE INFORMATION?

Visit: <https://wheatlandcounty.ca/taxes>

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(1) 28% of property tax collected by Wheatland County, is on behalf of Alberta Education using equalized assessment calculations.  
\*Rounded figures to reflect average residential assessment value.

(2) Incorrectly applied payments may result in penalties.  
(3) Allow 3-5 business days for processing.

“Wheatland County is committed to responsible financial stewardship, taking a balanced approach to spending that supports both current needs and future growth. Council remains mindful of the affordability pressures facing our residents and businesses, and this is reflected in our approach to budgeting and taxation. By carefully managing our assets and making strategic investments in infrastructure, we aim to foster sustainable development while maintaining financial stability. Our budgets prioritize fiscal responsibility and the delivery of high-quality services to all who call Wheatland County home.”

- Reeve, Amber Link