



## APPENDIX 3

### Assessment Base Distribution Summary by Property Class The County of Essex

The following chart provides a comparison of the distribution of the total assessment for the 2016 base year, and the 2018 and 2019 phased-in assessment which includes the percentage of the total assessment base by property class.

Property Class/Realty Tax Class	2016 Full CVA	Percentage of Total 2016 CVA	2018 Phased-in CVA	Percentage of Total 2018 CVA	2019 Phased-in CVA	Percentage of Total 2019 CVA
R Residential	17,739,228,460	74.3%	16,718,887,104	74.5%	17,229,057,743	74.4%
M Multi-Residential	166,620,700	0.7%	153,322,268	0.7%	159,971,484	0.7%
C Commercial	1,087,140,778	4.6%	1,039,121,103	4.6%	1,063,130,930	4.6%
S Shopping Centre	148,812,600	0.6%	140,082,191	0.6%	144,447,396	0.6%
D Office Building	3,040,941	0.0%	2,615,756	0.0%	2,828,349	0.0%
G Parking Lot	1,532,500	0.0%	1,360,630	0.0%	1,446,564	0.0%
X Commercial (New Construction)	218,530,700	0.9%	209,470,717	0.9%	214,000,711	0.9%
Z Shopping Centre (New Construction)	14,891,800	0.1%	14,165,592	0.1%	14,528,696	0.1%
Y Office Building (New Construction)	5,397,600	0.0%	5,355,471	0.0%	5,376,536	0.0%
I Industrial	339,105,110	1.4%	324,416,842	1.4%	331,760,981	1.4%
L Large Industrial	94,666,600	0.4%	90,174,097	0.4%	92,420,349	0.4%
J Industrial (New Construction)	118,341,700	0.5%	108,304,573	0.5%	113,323,137	0.5%
K Large Industrial (New Construction)	74,910,800	0.3%	72,678,702	0.3%	73,794,751	0.3%
P Pipeline	135,550,000	0.6%	129,117,113	0.6%	132,333,558	0.6%
F Farm	2,842,793,177	11.9%	2,587,954,223	11.5%	2,715,373,714	11.7%
T Managed Forests	5,414,400	0.0%	5,046,083	0.0%	5,230,242	0.0%
(PIL) R Residential	15,169,400	0.1%	14,009,026	0.1%	14,589,213	0.1%
(PIL) C Commercial	68,535,600	0.3%	64,169,441	0.3%	66,352,523	0.3%
(PIL) G Parking Lot	160,000	0.0%	145,500	0.0%	152,750	0.0%
(PIL) I Industrial	91,600	0.0%	72,600	0.0%	82,100	0.0%
(PIL) H Landfill	2,135,700	0.0%	1,952,063	0.0%	2,043,882	0.0%
(PIL) F Farm	305,000	0.0%	259,750	0.0%	282,375	0.0%
E Exempt	790,245,248	3.3%	758,282,020	3.4%	774,263,639	3.3%
<b>TOTAL</b>	<b>23,872,620,414</b>	<b>100%</b>	<b>22,440,962,865</b>	<b>100%</b>	<b>23,156,791,623</b>	<b>100%</b>