

Property Taxes & Utilities:

What You Need to Know

Where Do Your Taxes Go?

Every year, we collect property taxes and utility fees in one combined bill to pay for a range of services. These costs support the services and infrastructure you rely on every day.

Services **Taxes** Go Towards

ESSENTIAL

Police; Fire and Emergency; Roads and Transportation

PRIORITY

Parks, Recreation and Culture; Library; Planning and Development; Bylaw Enforcement

SUPPORT

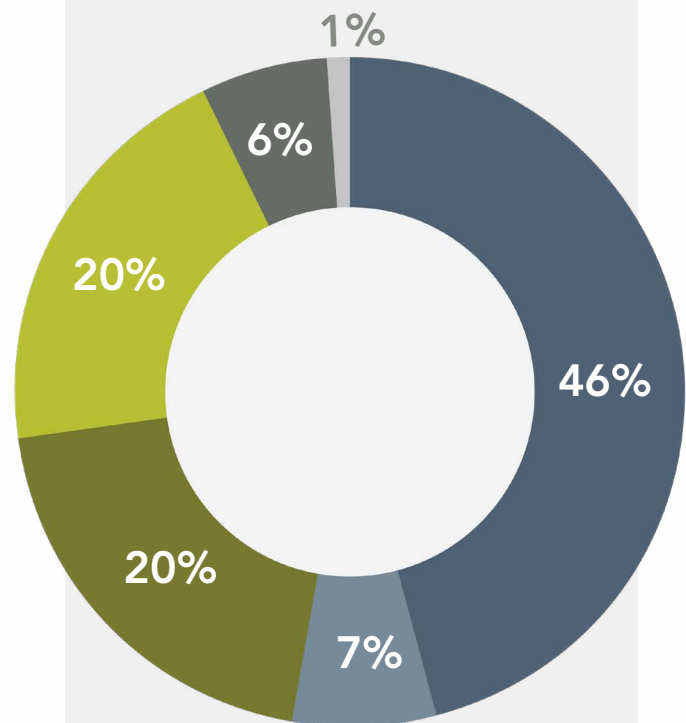
Human Resources; Finance; Communications and Civic Engagement; Information Technology; Administrative and Legislative Services

Services **Utility Fees** Go Towards

ESSENTIAL

Water; Drainage; Diking; Sewer; Solid Waste and Green Waste

Did you know that 47% of your total taxes and utilities go to external agencies?*

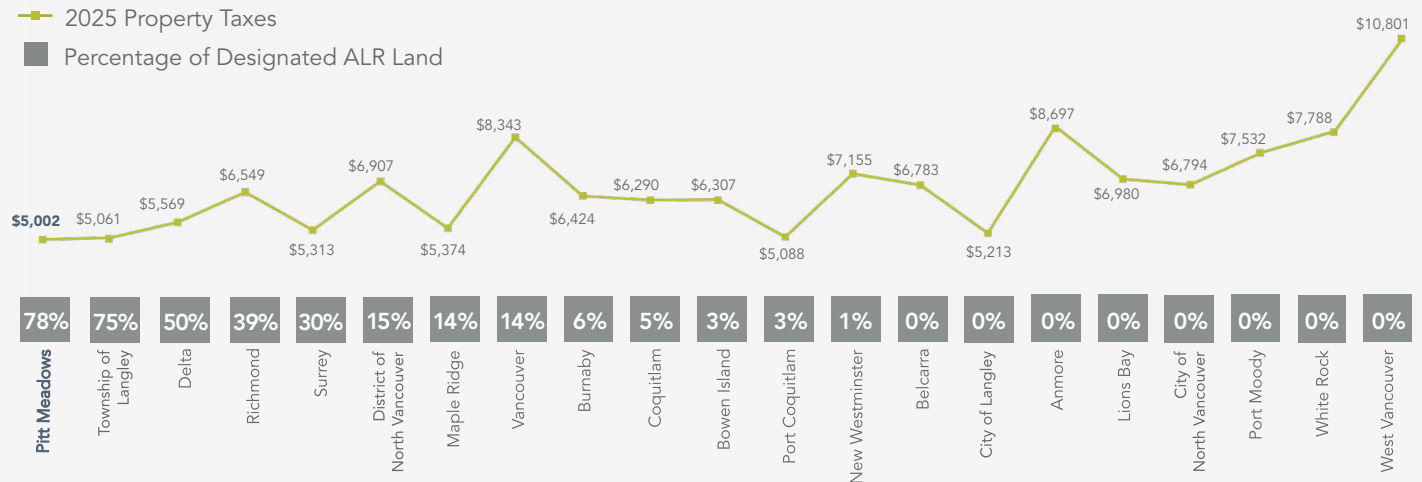


- Property Taxes (City Only)
- Utility Fees (City Only)
- Utility Fees (Metro Vancouver)
- School
- TransLink
- Other External Agencies

*Cost distribution of a property tax notice for the average single-family home.

In 2025, **Pitt Meadows** had the **lowest property taxes in the region (\$5,002)**, and the **second lowest when combined with utility fees (\$6,721)**.

2025 Property Taxes & Designated ALR Land



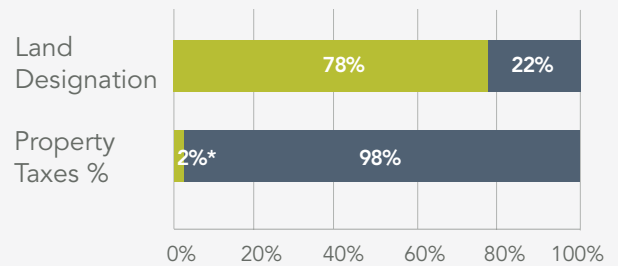
Note: This graph shows 2025 property taxes for the average single-family home and designated Agricultural Land Reserve (ALR) land.

2026 Property Taxes Explained

AVERAGE SINGLE-FAMILY HOME TAX IMPACT (\$)

Service Partners	
Metro Vancouver – Solid Waste, Water and Sewer	\$73
ECOMM	\$52
RCMP	\$35
Fraser Valley Regional Library	\$7
Subtotal Service Partners	\$167
City Departments	
Asset Management Savings Towards City Reserves	\$122
Municipal City Operating Costs (net growth revenue)	\$18
Utility City Operating Costs	\$12
Subtotal City Departments	\$152
TOTAL Property Tax and Utility Fee Increase	\$319

Pitt Meadows Property Tax to Tax Base Distribution



Property Tax Revenue	Amount (\$)
Urban	\$34.2M
Ag/Rural*	0.7
Total	\$34.9M

*Farm Property Class Only

Note: Average single-family home assessed value of \$1,184,823.

For more information visit pittmeadows.ca/taxes

