

Home Owner Grants and Deferred Tax Loans

Home Owner Grant

The home owner grant is designed to help homeowners with their property taxes. To determine eligibility, please refer to the Explanatory Notes - Home Owner Grant on the back of your property tax notice.

There are two categories of grants which may reduce your property taxes payable. Depending on your home's assessed value and your age, you may qualify for one of the following:

- Basic Grant: up to \$770
- Additional Grant: for those 65 and older of up to \$1045

Homeowners eligible for the basic grant must pay a minimum property tax of \$350.

Homeowners eligible for the additional grant must pay a minimum property tax of \$100.

The Home Owner Grant must be claimed by the Tax Due Date to avoid penalty. You will not receive the grant if you fail to complete the application form.

There are now two options for claiming your Home Owner Grant:

- Use the form on your property tax notice
- Avoid line ups and use the online form. (The online is usually disabled from Jan 1st until the current year's tax notices are sent out.)



[Click here to apply](#)

Unclaimed grants constitute unpaid current taxes and are subject to penalties. You may claim the grant without making a payment. Your grant must be claimed each and every year that you are eligible.

Retroactive Home Owner Grant Application

Your application must be received by December 31st of the current year to claim last year's home owner grant. To apply you need to complete a [Retroactive Home Owner Grant Application \(FIN 92\)](#) (PDF). You may be required to submit additional documentation to establish your eligibility.

Defer Your Property Taxes (Major Changes on April 20, 2020 - Please Read)

B.C. residential property owners may be able to apply for a low interest loan to pay their current year property taxes on principal residence.

Starting April 2020 the City will no longer be responsible for accepting applications - B.C. residential property owners would apply for property tax deferment on their principal residence online, quickly and easily. And for the first time, owners could choose to auto renew their application.

For more information on the deferment programs and to apply online visit [BC Government Property Tax Deferment Website](#).