

CITY OF LANGLEY

2025 Property Tax Rates

(dollars of tax per \$1,000 taxable value)

Property Class	General	GVRD	School	GVTA	BCAA	MFA	Total
1 Residential	2.3330	0.0592	1.0655	0.3141	0.0357	0.0002	3.8077
2 Utility	40.0000	0.2072	11.7400	2.5356	0.4214	0.0007	54.9049
3 Support Housing	2.3330	0.0592	0.1000	-	-	0.0002	2.4924
4 Major Industry	4.2110	0.2013	1.4200	1.5613	0.4271	0.0007	7.8214
5 Light Industry	4.2110	0.2013	3.5600	0.7758	0.1004	0.0007	8.8492
6 Business/Other	5.8745	0.1450	3.5600	0.9518	0.1009	0.0005	10.6327
7 Managed Forest	8.1655	0.1776	2.0400	-	0.2499	0.0006	10.6336
8 Rec/Non-Profit	8.1655	0.0592	2.1300	0.2259	0.0354	0.0002	10.6162
9 Farm	2.3330	0.0592	7.0500	0.3381	0.0354	0.0002	9.8159

BIA LEVY

2025 Business
Improvement Levy

\$ 0.7192

2024-\$0.662, 2023-\$0.644, 2022-\$0.6695, 2021-\$0.6181,
2020-\$0.6362, 2019-\$0.753, 2018-\$0.8749, 2017-\$0.9742,
2016-\$1.02466, 2015-\$1.02482

2025 Utility Rates and Charges

Water

Historical Rates:

2024 - 2015

Annual

Annual Flat Fee

\$ 75.00

2024-\$75, 2023-\$75, 2022-\$75, 2021-\$75, 2020-\$75, 2019-\$75, 2018-\$75, 2017-\$75, 2016-\$50, 2015-\$50

Consumption (per CM)

\$ 1.890

2024-\$1.79, 2023-\$1.62, 2022-\$1.53, 2021-\$1.44, 2020-\$1.35, 2019-\$1.31, 2018-\$1.23, 2017-\$1.16, 2016-\$1.16, 2015-\$1.14

Bi-Monthly

Bi-Monthly Flat Fee

\$ 13.89

2024-\$13.89, 2023-\$13.89, 2022-\$13.89, 2021-\$13.89, 2020-\$13.89, 2019-\$13.89, 2018-\$13.89, 2017-\$13.89, 2016-\$9.26, 2015-\$9.26

Consumption (per CM)
* before discount

\$ 2.100

2024-\$1.99, 2023-\$1.8, 2022-\$1.7, 2021-\$1.6, 2020-\$1.5, 2019-\$1.46, 2018-\$1.37, 2017-\$1.289, 2016-\$1.289, 2015-\$1.267

Sewer

Annual

Annual Flat Fee

\$ 75.00

2024-\$75, 2023-\$75, 2022-\$75, 2021-\$75, 2020-\$75, 2019-\$75, 2018-\$75, 2017-\$75, 2016-\$50, 2015-\$50

Consumption
(per CM, 80% of water)

\$ 2.270

2024-\$1.82, 2023-\$1.56, 2022-\$1.41, 2021-\$1.33, 2020-\$1.27, 2019-\$1.19, 2018-\$1.11, 2017-\$1.04, 2016-\$0.98, 2015-\$0.94

Bi-Monthly

Bi-Monthly Flat Fee

\$ 13.89

2024-\$13.89, 2023-\$13.89, 2022-\$13.89, 2021-\$13.89, 2020-\$13.89, 2019-\$13.89, 2018-\$13.89, 2017-\$13.89, 2016-\$9.26, 2015-\$9.26

Consumption
(per CM, 80% of Water)
* before discount

\$ 2.520

2024-\$2.02, 2023-\$1.73, 2022-\$1.57, 2021-\$1.48, 2020-\$1.41, 2019-\$1.32, 2018-\$1.23, 2017-\$1.16, 2016-\$1.089, 2015-\$1.044

Solid Waste

\$ 391.00

2024-\$271, 2023-\$243, 2022-\$230, 2021-\$210, 2020-\$204, 2019-\$198, 2018-\$190, 2017-\$180, 2016-\$180, 2015-\$180