Today's Civic Problems: Home Owners Back Graded Tax Movement

Civic groups and home owners today held a series of meetings in support of the movement for a graduated real estate tax which would tax real estate owned by older buildings and non-large businesses in a progressive manner.

Leaders of the groups which have already endorsed the program expressed the desire that the movement be all inclusive and that everyone have an equal chance to be heard.

Graded Tax Plan


Graded Tax Plan Seen As Boon to Landlords, Renters

Groups Urge Changes in Tax Law to Lift Taxes on Reverse of Unification

The proposed Belous-Quinn tax—legislation which would introduce a gradation of tax rates based on the value and size of properties—has been endorsed by civic leaders and business organizations throughout the city. The plan would provide a uniform tax rate for all properties and a graduated scale for larger properties.

Leaders of the groups which have endorsed the plan expressed confidence that the movement would be successful. They noted that the current tax system is outdated and inequitable, and that a graduated tax rate would be fairer and more efficient.

The Belous-Quinn tax legislation is scheduled for introduction in the next session of the City Council. The groups have begun a campaign to gain public support for the proposal, and are optimistic about its chances of passage.

The proposed Belous-Quinn legislation would provide a graduated tax rate that would be fairer and more efficient than the current system.

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HOW THE BELOUS-QUINN BILL SHIFTS TAX - LEAVES 1-10 ON BUILDINGS, 
PUTS 9-10 ON SITE AND EASES BURDEN ON IMPROVED REAL ESTATE

THE COUNCIL

STATED MEETING

Tuesday, July 5, 1938, 1 o’Clock P.M.

The Council met in the Council Chambers, City Hall.

The President directed the temporary Clerk to call the roll.

Present

Newbold Morris
President of the Council

Councilmen

John J. Cashmore
Anthony J. Digiovanna
Michael J. Quill

Vice-Chairman
Andrew R. Armstrong
Genevieve B. Earle
Hugh Quinn

Charles Helms
Louis Hollander
Frederick Schick

Joseph E. Kinsley
Charles E. Keegan
Joseph T. Sherley

William A. Carroll
William H. McCarthy
Howard H. Spellman

John M. Christiansen
Salvatore Nino
Robert K. Strauss

William H. Conrad
Salvatore Nino
Albert C. Strupress

James A. Deering
John P. Ringen
B. Clarence Vladeck

The President declared a quorum present.

Excused—Messrs. Baldwin and Schenker.

No. 314 C. No. 295

By Messrs. Belous and Quinn—

A LOCAL LAW to amend the New York City Charter, with relation to the statement of assessed valuations of land and improvements, the fixing of tax rates therein, and the completion of assessment rolls.

Be it enacted by the Council as follows:

Section 1. Sections 159, 169 and 170 of the New York City Charter are hereby amended to read as follows:

§ 159. Statement of assessed valuation. The assessor or other person having charge of a borough office of the department shall compute from the annual record of the assessed valuation of real estate the total aggregate [amount] amounts of the assessed [valuation] valuations of land and improvements therein, and shall transmit a statement of such aggregate [amount] amounts to the tax commissioner of the county office of the department on or before the twenty-fifth day of January in each year.

§ 169. Fixing of tax rate. The council shall meet not later than the twenty-fifth day of June to fix the annual tax rate or rates. The council shall adopt the total amount of receipts as estimated by the comptroller from the amount of the budget as fixed for the ensuing fiscal year, and shall cause to be raised by tax such sum as shall be as nearly possible, but not less than, the balance so arrived at, by fixing a tax rate in cents and hundredths of a cent upon each dollar of assessed valuation, or by fixing separate rates on the value of land and the improvements therein, respectively.

§ 170. Completion of assessment rolls. At each annual meeting the council shall cause to be set down in the assessment rolls, opposite to the several sums set down as the [valuation] valuations of real property, the respective sums, in dollars and cents, to be paid as a tax thereon, rejecting the fractions of a cent. It shall also cause to be added and set down separately the aggregate valuations of the [real property] land and improvements therein, of the several boroughs, and shall transmit to the comptroller of the state by mail a certificate of such aggregate [valuation] valuations in each borough.

Sec. 2. This law shall take effect immediately.

Note—New matter in italics; old matter in brackets [ ] to be omitted.

Referred to temporary Committee on Finance.

No. 315 C. No. 296

By Messrs. Belous and Quinn—

A LOCAL LAW to amend the administrative code of the city of New York in relation to separate tax rates on land and on improvements therein, and the share to be borne by each.

Be it enacted by the Council as follows:

Section 1. Section 169-110 of the administrative code of the city of New York is hereby amended to read as follows:

§ 169-110. Council; date of meeting to fix tax rates. The council shall meet on a day other than a Saturday, Sunday or a legal holiday, to fix the annual tax [rate] rates. Beginning in the second half of the year nineteen hundred and thirty-one and thereafter, the council shall fix such tax rates on the assessed valuations of land and improvements therein respectively as to cause, as nearly as possible, ninety percent of the total amount to be raised by taxation upon real estate to be raised by the tax on land values, and the remaining ten percent to be raised by the tax on improvements.

Sec. 2. This law shall take effect immediately.

Note—New matter in italics; old matter, in brackets [ ], to be omitted.

Referred to temporary Committee on Finance.

An explanation of the Graded Tax and examples of how it works in dollars and cents is given in News Bulletins 1, 2, 3 and 4. Those may be obtained from Graded Tax Committee, Room 206, 11 Park Place, N.Y.C.

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