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PROPERTY TAX REFORM IN DEVELOPING AND TRANSITION COUNTRIES

DECEMBER 2009

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Property Tax Reform In Developing Countries



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Property Tax Reform in Developing Countries Jay K. Rosengard, 1997-12-31 *Property Tax Reform in Developing Countries* provides a conceptual framework for property tax reform with the intention of making the most compelling argument possible to persuade the reader as to its validity The text claims that a model for property tax reform in developing countries is derived from a theoretical distillation of empirical experience The primary objective of this study is to establish through logic theory and observation what constitutes a good property tax system for whom and under what conditions why such a system works and how inferior systems can be upgraded to approximate well functioning systems *Property Tax Reform in Developing Countries* develops its examination in three stages First a conceptual framework is presented for the formulation implementation and evaluation of property tax reform in developing countries Second attempts to reform property taxation in four developing countries are examined in detail Finally the results of the reform efforts described in the four case studies are evaluated and guidelines for reform are offered The study concludes with specific recommendations for reforming property tax systems in developing countries based on the conceptual framework and synthesizing lessons of the case studies

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Building on a Land Mine Jay K. Rosengard, 1995 *Tax Reform in Developing Countries* Wayne R. Thirsk, 1997 *Tax Reform in Developing Countries* carefully examines the experience of eight developing countries that have undergone and in some instances are still undergoing significant and comprehensive tax reform The countries are Bolivia Colombia Indonesia Jamaica Korea Mexico Morocco and Turkey It draws on their experiences to find lessons learned and to see how they may be applied to other countries on the road to tax reform Equal attention is given to the process of tax reform how it is implemented and the substance or results of reform efforts Throughout the focus is on the practical rather than the theoretical aspects of tax reform Impleting property tax reform in developing countries Roy B. Kelly, 1993 Urban

Property Tax Reform William R. Dillinger,1992 This report addresses the policy and administrative constraints on property tax. It discusses institutional issues and strategies for reform and the steps required to address these underlying constraints on performance of the tax. Adapted from **Implementing Property Tax Reform in Developing Countries** Roy Kelly,1993

Urban Property Taxation in Developing Countries William R. Dillinger,1988 *Building on a Land Mine* Jay K. Rosengard,1992 **How to Design and Implement Property Tax Reforms** Martin Grote,Jean-François Wen,2024-09-19 Property taxes are often under exploited sources of local public revenues. A broad based tax raised at modest rates can potentially generate significantly higher revenues in many countries and meet most of the costs of improved local public services. This note provides a practical guide to designing and implementing reforms to recurrent taxes on immovable property and real estate transfer taxes. It addresses the fundamental policy choices regarding the property tax base and tax rate and the key functions of the tax administration for managing collections, valuation, billing and enforcement. The advice in the note stems from a review of the literature and insights gained from the experiences of the Fiscal Affairs Department in delivering capacity development on property taxes. It covers and updates some of the analytical work by Norregaard 2013 while providing granular advice on practical aspects of reforming property taxes. The note is motivated by the resource mobilization needs of developing countries but the design considerations are also pertinent for advanced and emerging market economies seeking to increase the revenue productivity of property taxes. Law Reform in Developing and Transitional States Tim Lindsey,2006-12-05 Law reform in developing countries has become an increasingly topical subject in recent years. A critical issue is why so many law reform projects in developing economies are regarded by their sponsors and recipients as unsuccessful. This informative book examines examples of law reform projects in post socialist and post authoritarian states in Asia, identifies common problems, proposes analytical frameworks for understanding the problems identified. Though parallels between Asian models and those in developing states elsewhere in the world are strong, the book has been developed to avoid suggestion that the issues covered are somehow peculiarly Asian; indeed it is shown that cultural relativist approaches to Asia are unsustainable. This is an invaluable reference for those involved in the areas of development economics, Asian studies and comparative politics. *Local Government Financial Reform in Developing Countries* J. Boex,J. Martinez-Vazquez,2006-07-07 This book analyzes recent local government finance reforms in Tanzania, including the introduction of a formula based system of intergovernmental grants. Due to the scope and speed of Tanzania's local government finance reforms, the country is becoming one of the best practice examples of fiscal decentralization reform in Africa. A Primer on Property Tax William J. McCluskey,Gary C. Cornia,Lawrence C. Walters,2012-10-04 The chapters in this book explore in detail the choices regarding both the structure and administration of the property tax, drawing on the extensive knowledge the authors have acquired in studying property taxes around the world. The chapters provide a wide ranging treatment of the design choices and administrative tasks both in terms of the breadth of design options and

administrative tasks covered and the depth of the discussion The authors describe the range of design choices discuss the associated issues and the advantages and disadvantages for each and present the criteria to help choose among the options From the book s Foreword by David L Sjoquist Professor of Economics and Dan E Sweat Scholar Chair in Educational and Community Policy Georgia State University Property taxation is a key element in providing a solid foundation and a stable funding source for basic public services Developing and implementing a property tax system is a complex task This complexity is compounded by the diversity of legal cultural and historical contexts of policymakers and tax administrators The World Development Report 1999 2000 Entering the 21st Century puts fiscal decentralization at the top of the development agenda This makes local taxation and especially the property tax option of critical importance to both tax and land policy as well as the broader development agenda A Primer on Property Tax Administration and Policy provides the reader with an analysis of issues surrounding property tax including economics law public finance decentralisation valuation GIS and property tax reform A key strength of the book lies in the vast international experience of the authors and the book will provide for the first time material which is topical cutting edge and highly relevant to many of the disciplines involved in property taxation The authors examine the criteria applied to evaluate the strengths and weaknesses of property tax discuss the main valuation methods and the economic principles underpinning them and review the legal and administrative aspects of property tax worldwide

OECD Fiscal Federalism Studies Making Property Tax Reform Happen in China A Review of Property Tax Design and Reform Experiences in OECD Countries OECD,2021-11-30 This report looks at crucial elements of reforms to growth friendly recurrent taxes on immovable property Tax design practices in place in OECD and partner countries are compared and analysed through the lenses of economic theory and empirical analysis

Bibliography on Law and Developing Countries Brian Z. Tamanaha,2023-11-27 The citations listed in this bibliography were published between 1975 and mid 1993 Substantial legal developments have occurred since 1975 and the vast bulk of materials on the subject has been produced since that time The citations are grouped under 53 different subject headings Some subjects are further divided into subcategories Audience Lawyers legal scholars social scientists and civil servants involved in development issues International Handbook of Land and Property Taxation Richard Miller Bird,Naomi Enid Slack,2004-01-01 fine compilation of essays dealing with international land and property taxation issues the book is well researched and readable in presenting the tax systems The book would be more than appropriate as additional reading for a master s level class in taxation It could supplement an international tax class or be used in a state and local tax class to present contrasts and complexities of the issue in other countries Malichi van Tassell Tor The Journal of the American Taxation Association this is quite an achievement Thanks to the nature of the case studies and the contributing authors the volume is inherently international in its scope and should appeal to practitioners teachers and students interested in land and property taxation international economic development and land and real estate studies Scott Orford Environment and

Planning B Planning and Design I have found the book International Handbook of Land and Property Taxation a very meaningful and enlightening book to read The editors Bird and Slack have developed a theoretically sound framework backed by economic conceptions in order to attempt a comprehensive treatment on tax administration on land and property Specifically and yet more broadly they have to their credit managed to throw light of sufficient depth on key issues that include the tax base and rate the tax burden and the tax policy decision makers The international dimension is just as imperative to consider and the editors have effectively succeeded to render an in depth treatment in this regard This imperative is also a unique and important contribution to empirical real estate studies within the tax discipline and the editors should be highly commended in this effort I am very encouraged with the academic rigor of this book publication David Ho Journal of Property Investment and Finance Taxes on land and property exist all over the world in many forms and are an important source of finance for local governments The extent to which local governments have control over property taxes is often an important determinant of their ability to make autonomous expenditure decisions This comprehensive Handbook explores case studies of land and property taxation in 25 countries five in each of five regions OECD central and eastern Europe Asia Africa and Latin America and focuses on the potential contributions of the property tax to the revenues of urban and rural governments and to more efficient land use Introductory chapters highlight the diversity in the application of land and property taxes among the countries Major policy alternatives with respect to taxing land and property are discussed including the choice of tax base exemptions methods of determining the tax base tax rates differential treatment of different classes of property such as farms residences commercial properties and the process of tax administration Other taxes levied on land such as land transfer taxes development charges and unearned increment taxes are also reviewed as is recent experience with property tax reform in a number of countries This major reference work will provide a valuable resource and necessary addition to the libraries of government officials municipal associations property assessors international agencies teachers and students of public finance

Leveraging Technology for Property Tax

Management in Asia and the Pacific-Guidance Note Asian Development Bank,2024-03-01 This guidance note explains why countries in Asia and the Pacific should use technology including remote sensing and artificial intelligence to reform property tax management and help strengthen public finances Outlining why property tax is a stable revenue source it shows how technology can be used to roll out computerized mass appraisal systems automated value modeling and integrated land information systems It assesses the complex hurdles and financial constraints facing countries and shows how the Asian Development Bank is helping better integrate land management into wider e government systems [Republic of Slovenia](#) International Monetary Fund. Fiscal Affairs Dept.,2016-02-22 This report provides to the Ministry of Finance a review of the current mass valuation appraisal system and further policy directions on improved tax design for a property tax that would not invite Constitutional challenge especially in respect of tax base definition tax rate policy and tax relief These measures

combined would broaden the base with less rate discrimination The mission identified the following key structural problems as to the design of the real property tax and suggested corrective steps with the view to improving collections from property taxes across Slovenia

Taxing Immovable Property Revenue Potential and Implementation Challenges Mr. John Norregaard, 2013-05-29 The tax on immovable property has been characterized as probably the most unpopular among tax instruments in part because it is salient and hard to avoid But economists continue to emphasize the virtues of the property tax owing to its relatively low efficiency costs benign impact on growth and high score on fairness It is therefore generally considered to be underutilized in most countries This paper takes stock of the arguments for using real property taxation and presents an updated data set for high and middle income countries to illustrate its use It also reflects the renewed and widespread interest in property tax reform globally and discusses the many policy and administrative issues that must be carefully considered as prerequisites for successful property tax reform

Fiscal Issues in Adjustment in Developing Countries Jaime de Melo, Riccardo Faini, 1993-07-15 The book deals with aspects of the recent fiscal crisis in developing countries Macro aspects cover theoretical underpinning of fiscal policy the size of the required adjustment and the link between internal and external transfers Micro aspects cover the relation between private and public investment the experience of tax and expenditure reforms and the impact of fiscal adjustment on the poor

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