



## Calgary Assessment Review Board

### DECISION WITH REASONS

In the matter of the complaint against the property assessment as provided by the *Municipal Government Act*, Chapter M-26, Section 460, Revised Statutes of Alberta 2000 (the Act).

between:

**1198769 Alberta Ltd.**  
**(As Represented by Altus Group Limited)**  
**COMPLAINANT**

and

**The City Of Calgary,**  
**RESPONDENT**

before:

<b>W. Krysinski,</b>	<b>PRESIDING OFFICER</b>
<b>A. Blake,</b>	<b>BOARD MEMBER</b>
<b>R. Cochrane,</b>	<b>BOARD MEMBER</b>

This is a complaint to the Calgary Assessment Review Board in respect of a property assessment prepared by the Assessor of The City of Calgary and entered in the 2014 Assessment Roll as follows:

<b>ROLL NUMBER:</b>	<b>201940574</b>
<b>LOCATION ADDRESS:</b>	<b>3724 108 Avenue NE</b>
<b>FILE NUMBER:</b>	<b>76061</b>
<b>ASSESSMENT:</b>	<b>6,630,000</b>

This complaint was heard on 12<sup>th</sup> day of August, 2014 at the office of the Assessment Review Board located at Floor Number 4, 1212 – 31 Avenue NE, Calgary, Alberta, Boardroom #1.

Appeared on behalf of the Complainant:

- *A. Izzard - Agent, Altus Group*

Appeared on behalf of the Respondent:

- *J. Lepine - Assessor, City of Calgary*

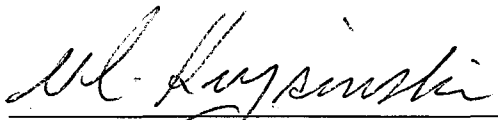
**Board's Decision in Respect of Procedural or Jurisdictional Matters:**

[1] As a preliminary matter, both parties advised that they had reached an agreement by mutual consent, wherein the subject assessment be reduced to 6,120,000, based on area and physical characteristics.

[2] The Board considered the request of both Complainant and Respondent, and is in agreement that the Assessment be reduced.

[3] The assessment is reduced to 6,120,000.

DATED AT THE CITY OF CALGARY THIS 14<sup>th</sup> DAY OF August 2014.



Walter Krynski

Presiding Officer

**APPENDIX "A"****DOCUMENTS PRESENTED AT THE HEARING  
AND CONSIDERED BY THE BOARD:**

NO.	ITEM
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*An appeal may be made to the Court of Queen's Bench on a question of law or jurisdiction with respect to a decision of an assessment review board.*

*Any of the following may appeal the decision of an assessment review board:*

- (a) the complainant;*
- (b) an assessed person, other than the complainant, who is affected by the decision;*
- (c) the municipality, if the decision being appealed relates to property that is within the boundaries of that municipality;*
- (d) the assessor for a municipality referred to in clause (c).*

*An application for leave to appeal must be filed with the Court of Queen's Bench within 30 days after the persons notified of the hearing receive the decision, and notice of the application for leave to appeal must be given to*

- (a) the assessment review board, and*
- (b) any other persons as the judge directs.*

**FOR ADMINISTRATIVE USE**

Appeal Type	Property Type	Property Sub-Type	Issue	Sub-Issue
CARB	Commercial	Land	Farmland	