



ASSESSMENT REVIEW BOARD

Churchill Building
10019 103 Avenue
Edmonton AB T5J 0G9
Phone: (780) 496-5026

NOTICE OF DECISION NO. 0098 796/11

Landmark Property Mgt,
a division of Delcon Realty Ltd
400, 10508-82 Ave
Edmonton, AB T6E 2A4

The City of Edmonton

Assessment and Taxation Branch
600 Chancery Hall
3 Sir Winston Churchill Square
Edmonton AB T5J 2C3

This is a decision of the Composite Assessment Review Board (CARB) from a hearing held on March 5, 2012, respecting a complaint for:

Roll Number	Municipal Address	Legal Description	Assessed Value	Assessment Type	Assessment Notice for:
10223166	15837 97 STREET NW	Plan: 1120438 Block: 2 Lot: 10	\$742,000	Supplementary New	2011

Before:

James Fleming, Presiding Officer
Judy Shewchuk, Board Member
Taras Luciw, Board Member

Board Officer: Karin Lauderdale

Persons Appearing on behalf of Complainant:

Did not appear

Persons Appearing on behalf of Respondent:

Did not appear

PRELIMINARY MATTERS

The Board received a recommendation signed by both parties agreeing to revise the assessment of this property from \$742,000 to \$599,000.

BACKGROUND

This is a supplementary assessment.

As a result, because the roll for 2011 has been closed, it has been determined that the most appropriate method of dealing with withdrawals is to proceed by way of a joint recommendation allowing the complaint and reducing the assessment to \$599,000.

LEGISLATION

Municipal Government Act, RSA 2000, c M-26

s 467(1) An assessment review board may, with respect to any matter referred to in section 460(5), make a change to an assessment roll or tax roll or decide that no change is required.

s 467(3) An assessment review board must not alter any assessment that is fair and equitable, taking into consideration

- a) the valuation and other standards set out in the regulations,
- b) the procedures set out in the regulations, and
- c) the assessments of similar property or businesses in the same municipality.

DECISION

The CARB accepts the joint recommendation of the parties that the assessment be reduced as set out below.

Roll Number	Original Assessment	New Assessment
10223166	\$742,000	\$599,000

REASONS FOR THE DECISION

Joint recommendation on value by both parties.

DISSENTING OPINION AND REASONS

There were no dissenting opinions.

Dated this 5th day of March, 2012, at the City of Edmonton, in the Province of Alberta.

James Fleming, Presiding Officer

This decision may be appealed to the Court of Queen's Bench on a question of law or jurisdiction, pursuant to Section 470(1) of the Municipal Government Act, RSA 2000, c M-26.

cc: DELCON 160TH AVENUE LANDS LTD