

**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(4).

between:

Altus Group Ltd., COMPLAINANT

and

The City Of Calgary, RESPONDENT

before:

J. Gilmour, PRESIDING OFFICER

R. Roy, MEMBER

E. Reuther, MEMBER

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 2010 Assessment Roll as follows:

ROLL NUMBER:	016202202
LOCATION ADDRESS:	101 Crowfoot Way NW
HEARING NUMBER:	59047
ASSESSMENT:	\$3,500,000

This complaint was heard on the 12th day of November, 2010 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:

- *D. Genereux* *Agent, Altus Group Ltd.*
- *S. Cooper* *Agent, Altus Group Ltd.*

Appeared on behalf of the Respondent:

- *B. Duban* *Assessor, The City of Calgary*

Property Description:

This property is located in the Crowfoot Power Shopping Centre and is known as the Bank of Montreal. It is located in the community of Arbour Lake. The property has a rentable area of 9,090 sq. ft. on 1 acre of land.

Board Findings:

The Board accepts the position of the parties to confirm the current assessment, based on previous Composite Assessment Review Board decisions for 2010, of a rental rate of \$30.

Board's Decision:

The Board confirms the assessment of \$3,500,000.

DATED AT THE CITY OF CALGARY THIS 16 DAY OF November 2010.



J. Gilmour
Presiding Officer

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.*