

**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

Altus Group (as represented by Andrew Izard), COMPLAINANT

and

The City Of Calgary, RESPONDENT

before

L. Yakimchuk, PRESIDING OFFICER

D. Julien, MEMBER

H. Ang, 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 2011 Assessment Roll as follows:

ROLL NUMBER: 129178505

LOCATION ADDRESS: 10101 Southport Rd. SW

HEARING NUMBER: 64486

ASSESSMENT: 140,140,000

This complaint was heard on October 5, 2011 at the office of the Assessment Review Board located at Floor Number 4, 1212 - 31 Avenue NE, Calgary, Alberta, Boardroom 5.

Appeared on behalf of the Complainant:

- *Mr. A. Izard, Altus Group*
- *Mr. R. Brazzell, Altus Group*

Appeared on behalf of the Respondent:

- *Ms. C. Neal, City of Calgary Assessment Business Unit*
- *Mr. Dan Lidgren, City of Calgary Assessment Business Unit*

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

Mr. Dan Lidgren, on behalf of the City of Calgary, stated that the Complaint form was invalid. The agent authorization form was filled out by Mr. A. Izard, Altus on behalf of Southland Park, Morguard Investments Ltd. However, Mr. Lidgren stated that the City had received a letter from Morguard Investments stating that AES was now their sole agent and Altus did not represent them.

On further investigation, the Board also found that the date on the agent authorization form was 2010. Therefore the authorization was stale dated.

Board's Decision:

The Board decided that the hearing would not proceed as the Complaint form did not include a valid Agent Authorization.

DATED AT THE CITY OF CALGARY THIS 24 DAY OF November 2011.


L. Yakimchuk
Presiding Officer

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

NO.	ITEM
1. C1	Complainant Disclosure
2. C2	Rebuttal
3. R1	Respondent Disclosure

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.*

This information is for MGB Records Only

File Number	Roll Number	Subject Type	Issue	Detail	Sub-Detail
2570	129178505		Procedural	Agent Authorization	