

2020 ASSESSMENT ROLL

The 2020 Assessment Roll is now open and available for public inspection. As the Office is closed to the public due to the COVID-19 virus, you are asked to call ahead (306) 771-2284 for an appointment to view the Roll in our Administration Building. We will provide access for the public while ensuring the recommended safety protocols are kept. The sheet "Questions Frequently Asked Regarding Appealing Your Property Assessment" is a valuable informational tool and follows this notice. The S.A.M.A. (Saskatchewan Assessment Management Agency) website (www.samaview.ca) is another valuable tool.

Assessment notice changes have been mailed out to property owners for their review. As per our Bylaw #319/2005, Assessment Notices have not been mailed out to properties that have not changed in assessment for this year. All property owners have from March 20, 2020 to April 20, 2020 to review their assessments. Assessment appeals are to be filed with the Town Office by April 20/20 at 5:00 p.m. These may be mailed in or dropped off at the office with the appeal fee of \$75.00.

Please feel free to contact our office staff at (306) 771-2284 or email at townofbalgonie@sasktel.net, should you have any questions about the assessment of your property. We would be happy to answer your questions and provide further direction.

The next four-year Revaluation process for the Province is in 2021. The last provincial-wide Revaluation was in 2017. The base date for the 2021 Revaluation will reflect a property's value as of January 1, 2019, not January 1, 2021.

QUESTIONS FREQUENTLY ASKED REGARDING APPEALING YOUR PROPERTY ASSESSMENT

(The following questions and answers are taken from the pamphlet "*Understanding the Property Assessment Appeal Process*" from the Saskatchewan Government Relations, Provincial Municipal Relations and Advisory Services)

What is Property Assessment?

Property assessment is the process of determining a property's assessed value as of a specific date for property tax purposes. The assessment provides an estimate of the property's value that reflects typical market conditions.

Local governments use property assessments as a basis for the distribution of property taxes among property owners. **Property assessment is not the same as property tax.** The assessment of a property is the value assigned to it as the basis for allocating taxes among various classes of property.

Who Can I Contact to Explain My Assessment?

You should start with your Administrator of your Municipality (Phone 306-771-2284). You can also call SAMA (Saskatchewan Assessment Management Agency) (Phone 306-924-8000) as it is the agency that performs Balgonie's assessments; however, there may be a charge for this service.

Preparing the Notice of Appeal Form

When making an assessment appeal, the notice of appeal form must be fully completed. You must provide specific grounds supporting the appeal. You are required to provide as many details as possible and all facts and evidence that an error has been made in the:

- valuation of the property;
- classification of the property;
- preparation of the relevant assessment roll or assessment notice; and/or
- content of the relevant assessment roll or assessment notice.

The grounds for the appeal must be detailed. Phrases such as "assessment too high" or "assessment too low" are **NOT** sufficient.

It is your responsibility to make a case to the Board of Revision. It may be as simple as proving that dimensions or measurements are wrong or that a classification is not correct, or as complex as proving that the value of a property is not fairly assessed compared to another property that is similar in nature.

Regular Assessment Appeals or Simplified Assessment Appeals?

When making regular or simplified assessment appeals, the Notice of Appeal form must be fully completed. **Regular appeal** – the appellant must provide specific written grounds supporting the appeal when submitting it to the secretary before the hearing. **Simplified appeal** - the appellant is not required to submit detailed written grounds to the secretary before the hearing but must have detailed information ready to present to the appeal board.

Can I Base My Appeal on the Fact that I Feel my Taxes are Too High?

NO! Legislation outlines the valid grounds for an appeal. Only your property assessment can be appealed, not the property taxes or the mill rates.

IF YOU WOULD LIKE A COPY OF THE PAMPHLET, VISIT THE FOLLOWING WEBSITE:

<https://www.saskatchewan.ca/residents/taxes-and-investments/property-taxes/appeal-your-property-assessment>



Notice of Preparation of the Assessment Roll Town of Balgonie

Notice is hereby given that the Assessment Roll for the Town of Balgonie for the year 2020 has been prepared and is open to inspection in the office of the Assessor during normal business hours from 9 a.m. to noon and 1:00 to 5:00 p.m. on Monday to Friday - March 20 to April 20, 2020.

A bylaw pursuant to Section 214 of *The Municipalities Act* has been passed and the assessment notices have been sent as required.

Any person who wishes to appeal against his or her assessment is required to file his or her notice of appeal accompanied by a \$75.00 fee for each assessment being appealed, which will be returned if the appeal is successful with:

The Secretary of the Board of Revision
c/o Town of Balgonie, Box 310
Balgonie, SK S0G 0E0
by the 20th day of April, 2020.

Dated this 20th day of March, 2020.
Karen Craigie, Assessor.