

We're here to help

The Municipal Property Assessment Corporation (MPAC) is responsible for assessing and classifying more than five million properties in Ontario in compliance with the *Assessment Act* and regulations set by the Government of Ontario. Every four years, we conduct a province-wide Assessment Update and mail Property Assessment Notices to every property owner in Ontario.



Your Property.
Our Assessment.
Know More About It.

- ◆ Learn how your property was assessed and see the information we have on file
- ◆ Compare your property to similar properties in your area
- ◆ If you do not agree with your property's assessment, you can request a review
- ◆ Look for your login information on your Property Assessment Notice

Still have questions?

Visit mpac.ca or aboutmyproperty.ca

OR

Call 1 866 296-MPAC (6722)
TTY 1 877 889-MPAC (6722)

If you have accessibility needs, please let our representatives know how we can assist you.



MUNICIPAL
PROPERTY
ASSESSMENT
CORPORATION

Understanding Your Business Property Assessment Notice



MUNICIPAL
PROPERTY
ASSESSMENT
CORPORATION

Understanding Your Property Assessment Notice



JACKSON JASON
ABC IMPORTS LIMITED
200 MAIN STREET
UNIT 5000
11 FLOOR
ANYWHERE ON MAK 1B3

Issue Date:
October 18, 2016

Property Assessment Notice

For the 2017 to 2020
property taxation years

THIS IS NOT A TAX BILL.

The Municipal Property Assessment Corporation (MPAC) is responsible for assessing and classifying more than five million properties in Ontario in compliance with the Assessment Act and regulations set by the Government of Ontario.

MPAC's updated value of your property is \$3,560,000 **1**

Account Information: **2**

Roll Number 12 34 567 899 12345 1234
AboutMyProperty™ Access Key **ABCD EFGH IJKL**
Your property's location and description 900 Dynes Rd.
PLAN169 BLK 1 PT LOT4
Municipality Ottawa City
School support Not Applicable **3**

Assessment overview:

MPAC's assessed value of your property as of **January 1, 2016** \$3,560,000
MPAC's assessed value of your property as of **January 1, 2012** \$3,211,000
Between **2012 and 2016**, your property's assessed value changed by \$349,000

If you disagree with your assessment or classification, you can file a Request for Reconsideration and MPAC will review your assessment, free of charge. You also have the option to file an appeal with the Assessment Review Board (ARB). For more information visit www.aboutmyproperty.ca.

How will my municipality use MPAC's property assessment?

Under the phase-in provision in the Assessment Act, an increase in assessed value is introduced gradually. A decrease in assessed value will be introduced immediately. The January 1, 2016 assessed value and classification of your property will be used as the basis for calculating your 2017 to 2020 property taxes, as illustrated below.

Property Classification:

Commercial

Tax Year	Assessed Value	Request for Reconsideration Deadline	ARB Appeal Deadline*
2016	\$3,211,000		
2017	\$3,298,250	February 15, 2017	March 31, 2017
2018	\$3,385,500	March 31, 2018	March 31, 2018
2019	\$3,472,750	March 31, 2019	March 31, 2019
2020	\$3,560,000	March 31, 2020	March 31, 2020

*If you submit a Request for Reconsideration, the last day to file an appeal is 90 days after the issue date listed on the Request for Reconsideration results letter you receive from MPAC.

To learn more about how your property was assessed, see the information on page two of this Notice. For more information on the Request for Reconsideration process, property assessment and taxation, visit www.aboutmyproperty.ca.

This Property Assessment Notice has important information for you as a property owner.

Please review it and file it away for your records.

No action is required unless you disagree with your assessment.

CONTACT US

1 866 296-MPAC (6722)
TTY 1 877 889-MPAC (6722)
Monday to Friday
8 a.m. to 5 p.m.

If you have accessibility needs, please call us for assistance.

www.aboutmyproperty.ca



1 In 2016, MPAC updated the assessed values of every property in Ontario. All properties have a legislated valuation date of January 1, 2016.

2 This section provides key information about your property including the Roll Number, address and login information for AboutMyProperty™.

3 If there are multiple property classes associated with your Roll Number, there will be an attachment that shows the assessed value for each property class and, where applicable, the school board that will receive your property's education taxes.

4 If your property value has increased, it will be phased in over four years (2017 to 2020) by the amounts shown. Any decreases are applied immediately.

5 If you disagree with your assessment or classification, you can file a Request for Reconsideration (RfR) or an appeal with the Assessment Review Board (ARB) by the deadlines noted.

Do you want to understand how your property was assessed and learn more about the market trends in your neighbourhood?

Visit aboutmyproperty.ca to learn more.