

CYPRESS COUNTY

PROPERTY ASSESSMENT INFORMATION

PROPERTY ASSESSMENT

Farmland is assessed at its productive value. These rates are regulated by provincial legislation and have not changed in the past year. Some assessments may have changed because of a re-inspection.

Farm buildings are exempt from assessment to the extent that they are used for farming operations.

Residential-hamlet and acreage properties are assessed at market value. The effective date of valuation was June 30, 2012.

Residential-farm homes are assessed at market value with a 3 acre serviced site included in this value. A partial residential building exemption is given to property owners who own agricultural land in Cypress County or who own and "actively farm" agricultural land elsewhere in the province.

Commercial/Industrial properties are assessed at market value.

Machinery & Equipment assessments are regulated and based on depreciated replacement cost.

Linear properties are assessed according to provincial rates.

ASSESSMENT COMPLAINTS/APPEALS

Entitlement to information

An assessed person is entitled to see or receive sufficient information about the person's property in accordance with section 299 of the Act or a summary of an assessment in accordance with section 300 of the Act, or both.

Assessment appeals must be submitted in a specific format using an "**Assessment Review Board Complaint**" form available at the county office or on our website. This form contains detailed instructions about filing an appeal and must be filled out completely.

A fee must be attached for each roll number complaint in order for it to be processed and reviewed. If the Assessment Review Board makes a decision in favor of the complainant, the fee(s) paid for that property will be refunded.

\$20.00 per residential or farmland parcel
\$40.00 per non-residential parcel

Please note: Your complaint must be received by the County office on or before the final date of complaint as shown on your tax notice. A complaint against your assessment does not change the due date for tax payment or the application of late payment penalties. If the complaint is successful, the tax roll will be amended and any tax overpayment will be refunded.

This final date of complaint cannot, under any circumstances, be extended.

ASSESSMENT COMPLAINTS (CONT'D)

Assessment complaints must be returned to:
ARB Clerk, Cypress County
816 - 2nd Ave
Dunmore, AB T1B 0K3

Note: Linear assessment appeals must be filed with the Municipal Government Board. The Assessment Review Board has no jurisdiction over these properties.

ASSESSMENT CODES

EX - exempt assessment
FR - farmland assessment class
LN - linear, assessment class 2 - non residential
ME - machinery & equipment assessment class
RS - residential assessment class
NR - non residential assessment class

SCHOOL JURISDICTIONS

M.H. NO. 76 - Medicine Hat School District No. 76
M.H. NO. 20 - Medicine Hat Separate School District No. 20
PRAIRIE ROSE - Prairie Rose Regional School Division No. 8

FOR FURTHER INFORMATION

If you have any questions regarding your assessment or taxes, please visit or call the county office in Dunmore at 403.526.2888. You may also contact an assessor at the county office.

Dan Hatch, AMAA, Cypress County Assessor

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Steven Toews, Assistant Assessor

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