

2021 WRITE-OFFS/TAX ACCOUNT ADJUSTMENTS

357 Applications

# Days	Year Affected	Roll #	Assessment Change	RTC/RTQ	Municipal Rate	School Rate	Municipal Amount	English Public	English Separate	French Public	French Separate	No Sup School	BIA	TOTAL
78	2020	1.1.10700	-22,600	CT	0.03294645	0.00947194	-158.68					-45.62		-204.30
78	2020	1.1.10700	-11,400	LT	0.11870174	0.00980000	-288.39					-23.81		-312.20
							-447.07					-69.43		-516.50

Code

Code	Description	Exempt Land	Improvements	Other	Total	Levy
General						
CTN	Com Tx:Full - NoSup	\$0	\$0	-\$22,600	-\$22,600	-\$204.30
		\$0	\$0	\$0		
LTN	LargeInd Tx:Full - NoSu	\$0	\$0	-\$11,400	-\$11,400	-\$312.20
		\$0	\$0	\$0		
Total General		\$0	\$0	-\$34,000	-\$34,000	-\$516.50
		\$0	\$0	\$0		
Report Total:						-\$516.50

Date: 10/20/2021 11:58:01 AM
User: hhatch

Town of Fort Frances
Distribution Summary
Property Taxes

Page: 1

Batch: HH10202021MILL

Account Number	Account Description	Amount
001-0000-0040-10241	Taxes Receivable- Current	-\$516.50
10-010-0150-0122-50014	Commercial Tax Full - T (Including D	\$158.68
10-010-0150-0124-50014	Large Industrial Tax Full - T	\$288.39
10-010-0151-0122-50014	Commercial Tax Full - T (Including D	\$45.62
10-010-0151-0124-50014	Large Industrial Tax Full - T	\$23.81

Report Total: \$0.00

*** END OF REPORT ***

Application made under Sec 357/358/359 of the Municipal Act, 2001

MPAC's RESPONSE

Owner name(s)	2670568 ONTARIO LIMITED
Roll number	5912-010-001-10700-0000
Property location	427 MOWAT AVE
Property description	TOWN PLOT ALBERTON PT LOTS 1 53 89 TO 94 112 215 TO 121 J K L PT FRONT ST PT MOWAT AVE PT NELSON ST PT PORTAGE AVE PLAN M74 BLK 8 PT LOTS 5 AND 6 PLAN SM149 PT BLK 2 PT UNDESIGNATED LANDS AND RP 48R4138 PARTS 3 TO 8 RP 48R1559 PARTS 3 4 6 RP 48R3320 PART 1 RP 48R3853 PARTS 1 TO 10 RP 48R3873 PARTS 1 TO 3 RP 48R4149 PART 1 RP 48R4169 PARTS 1 AND 2 RP 48R4583 PARTS 11 12 14 AND 15 PCL 5754 AND 13146
Municipality/Local taxing authority	FORT FRANCES TOWN
Application number	
Application reason	Demolition/Razed by Fire
Received date	July 15, 2021
Claim relief period	From: October 15, 2020 - To: December 31, 2020
Taxation year	2020

Current Property Assessment

Property Classification	2012	2016	Phase-In Assessment for Taxation Years			
	Assessed Value	Assessed Value	2017	2018	2019	2020/2021
OWNR COM C M	416,999	1,389,300	660,074	903,150	1,146,225	1,389,300
OWNR COM C T	639,080	2,129,200	1,011,610	1,384,140	1,756,670	2,129,200
OWNR IND L T	3,205,699	1,794,500	1,794,500	1,794,500	1,794,500	1,794,500
Total	4,261,778	5,313,000	3,466,184	4,081,790	4,697,395	5,313,000

Change to the Property Assessment

Property Classification	2012	2016	Phase-In Assessment for Taxation Years			
	Assessed Value	Assessed Value	2017	2018	2019	2020/2021
OWNR COM C M	416,999	1,389,300	660,074	903,150	1,146,225	1,389,300
OWNR COM C T	632,297	2,106,600	1,000,873	1,369,449	1,738,024	2,106,600
OWNR IND L T	3,185,334	1,783,100	1,783,100	1,783,100	1,783,100	1,783,100
Total	4,234,630	5,279,000	3,444,047	4,055,699	4,667,349	5,279,000

MPAC Remarks

Pictorial evidence displays the removal of buildings identified as P4A and P61. Notional value associated to the two buildings that have been dismantled and removed from the site is \$34,000. PRAN will be published to update the 2021Tax year.

MPAC Representative:

Dani-Rae Anttonen

Date:

October 19, 2021

Application/Appeal

Taxation Year:
2020

2020

Municipality:	<u>Fort Frances</u>	Roll Number:	<u>59.12.010.001.107.00</u>
Property Address:	<u>427 Mowat Ave.</u>	Applicant Name:	<u>Colliers Realty Tax/Burke Borowets</u>
Owner Name:	<u>2670568 Ontario Limited</u>	Contact Number:	<u>416-643-3720</u>
Mailing Address:	<u>1 King St.</u> <u>Waterloo, ON, N2J 2W6</u>	Alternative Num:	<u>burke.borowets@colliers.com</u>

Reason for Application: (Check one box only)

☐ Ceases to be liable for tax at rate it was taxed - 357(1)(a) ☐ Sickness or extreme poverty - 357(1)(d.1)

☐ Became exempt - 357(1)(c) ☐ Mobile unit removed - 357(1)(e)

☒ Razed by fire, demolition or otherwise - 357(1)(d)(i) ☐ Gross or manifest clerical/factual error - 357(1)(f)

☐ Damaged and substantially unusable - 357(1)(d)(ii) ☐ Repairs/Reno's preventing normal use (min. 3 months) - 357(1)(g)

Details of Reason: As of October 15, 2020 both PHASE 1 & 2 bldgs. were removed/
disassembled/demolished from 427 Mount Ave. Total SF of both structures
were 3,156 SF. Supporting Docs attached

Effective from: 10/15/20 to 12/31/20 Applicant Signature: [Signature] P02333 Date: 02/23/21
(MM/DD/YY) 40 ongoing (MM/DD/YY)

ASSESSMENT REPORT:				ASSESSOR				
MUNICIPALITY								
Assessment Roll As Returned		Revised Since Roll Return <input type="checkbox"/>		Assessment Report School Bd: <input type="checkbox"/> Eng <input type="checkbox"/> Fr <input type="checkbox"/> Other				
		Enter Revisions Below		<input type="checkbox"/> No Change in Assessment <input type="checkbox"/> \$357 Required for Next Year				
RTC/RTQ	2012 Base-year CVA	2016 Base-year CVA	Current Phased Assessment	Revised RTC/RTQ	Revised 2012 Base-year CVA	Revised 2016 Base-year CVA	Revised Current Phased Assessment	Change to Current Phased Assessment
Revised:				Reason for Change (Assessor Comments): _____ _____ _____				
Reason Original Assessment Revised: _____								
Assessor Name: _____				Signature: _____ Date: ____/____/____				

TREASURER'S REPORT ON TAX LIABILITY							
RTC/RTQ	Taxable Assessment Reduction	Tax Rate	Days / Months	Tax Adjustment	Original Levy		

Recommended : ☐ No Adjustment ☐ Adjustment ☐ Cancellation ☐ Refund Total Amount _____

Comments: _____

Treasury Position: _____ Signature: _____ Date: __/__/__

COUNCIL OR ASSESSMENT REVIEW BOARD DECISION: Hearing Date (MM/DD/YY): ____ / ____ / ____

☐ Approved ☐ Amended & Approved ☐ Not Approved ☐ Applicant Did Not Appear ☐ Application Abandoned

Reason: _____

Appeared for Applicant _____ Appeared for Municipality _____

Signature of Council/ARB Member _____ Name/Title _____

The below P4A & P61 Bldgs. were sold and removed from 427 Mowat
(Disassembled and Removed)



Bldg. P4A (Mill & Storage – 2,756 SF)



Existing



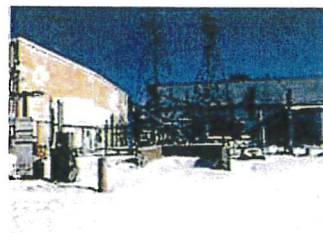
Removed

Removal/disassembly began Oct 15, 2020 and was completed November 9, 2020

Bldg. P61 (Oil Store – 400 SF)



Existing



Removed

Removal/disassembly began Oct 15, 2020 and was completed October 20, 2020

See next page for Table showing MPAC's SF of the removed bldgs.