

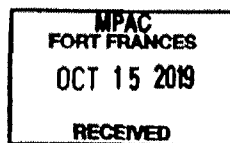
# Days	Year Affected	Roll #	Assessment Change	RTC/RTQ	Municipal Rate	School Rate	Municipal Amount	English Public	English Separate	French Public	French Separate	No Sup School	BIA	TOTAL
MOS	2019	3.5.08300	-40,000	RTES	0.01682625	0.00161000	-673.05		-64.40					-737.45

**Minutes of Settlement  
2019 Tax Year  
Results of Request for Reconsideration  
Property Assessment Notice**



MUNICIPAL PROPERTY  
ASSESSMENT CORPORATION  
SOCIÉTÉ D'ÉVALUATION  
FONCIÈRE DES MUNICIPALITÉS

PHYLLIS GEORGE  
EDWARD JOSEPH GEORGE  
1015 THIRD ST E  
FORT FRANCES ON P9A 1S3  
CANADA



**Contact Us:**



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



Email: enquiry@mpac.ca



Write: MPAC, P.O. Box 9808  
Toronto, ON M1S 5T9

If you have any accessibility needs, please  
contact MPAC for assistance.

This Minutes of Settlement document contains the results of the Municipal Property Assessment Corporation's (MPAC) review of your Request for Reconsideration for the following property. You have a choice to accept or reject the revised property assessment below.

**Owner name(s)** PHYLLIS GEORGE  
EDWARD JOSEPH GEORGE  
**Roll number** 59-12-030-005-08300-0000  
**Property location and description** 1015 THIRD ST E  
PLAN SM50 LOT 145 TO 146 PCL 19716  
**Municipality/Local taxing Authority** Town of Fort Frances

**CURRENT Property Assessment  
Property  
Classification**

Residential (RT)  
Total

Current Value Assessed	
2012	2016
\$174,000	\$172,000
<b>\$174,000</b>	<b>\$172,000</b>

**Property  
Classification**

Residential (RT)  
Total

Effective date: January 01, 2019 Phase-in Assessment for Taxation Years	
2019	2020
\$172,000	\$172,000
<b>\$172,000</b>	<b>\$172,000</b>

**RECOMMENDED Property Assessment**

**Property  
Classification**

Residential (RT)  
Total

Current Value Assessed	
2012	2016
\$174,000	\$132,000
<b>\$174,000</b>	<b>\$132,000</b>

**Property  
Classification**

Residential (RT)  
Total

Effective date: January 01, 2019 Phase-in Assessment for Taxation Years	
2019	2020
\$132,000	\$132,000
<b>\$132,000</b>	<b>\$132,000</b>

Why your property assessment changed

- **Changed value due to condition of structure(s)**

What this change means to you

Under Ontario's *Assessment Act*, the January 1, 2016 assessed value and classification of your property will be used to calculate your 2019 - 2020 property taxes. MPAC will introduce **any increase** in the assessed value of your property gradually, over a four-year period. This helps ensure property tax stability and predictability. MPAC will make **any decrease** in the assessed value of your property right away.



Please check (✓) one of the following:

- ☒ I accept my recommended assessment  
I understand that if I **accept** the recommended assessment on page one of this form, my municipality or local taxing authority will use it to adjust my property taxes. It also has the option to object to the recommended assessment and appeal it to the Assessment Review Board (ARB).

OR

- ☐ I reject my recommended assessment  
I understand that if I **reject** the recommended assessment on page one of this form, the assessed value of my property will stay the same as it appears on my 2016 Property Assessment Notice. I also understand that I may appeal MPAC's decision to the Assessment Review Board by October 28, 2019.

To complete your Request for Reconsideration, please check one of the above boxes, sign and send a copy of the entire document to MPAC in one of the following ways:

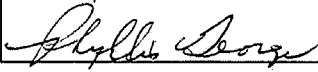


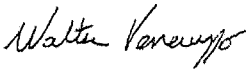
Email: enquiry@mpac.ca



Write: MPAC, P.O. Box 9808  
Toronto, ON M1S 5T9

We must receive your response no later than September 13, 2019. If you do not provide a response by checking one of the above boxes, the 2016 assessment of your property will not change.

Signature of property owner/representative 	Print name PHYLLIS GEORGE	Date (yyyy/mm/dd) 2019/10/15
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Signature of MPAC representative 	Print name Walter Veneruzzo, Director, Valuation and Customer Relations	Date (yyyy/mm/dd) 2019/07/30
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**Objection by Municipality or Local Taxing Authority**

Signature of municipal representative	Print name and title	Date (yyyy/mm/dd)
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Last date for a municipal appeal: January 22, 2020

**PLEASE NOTE:** MPAC reserves the right to revise the phased-in assessment amounts included in this Minutes of Settlement if there are any changes in the law that affect the 2016 Current Value Assessment (CVA).

Tax Year: 2019

Roll Number: 59-12-030-005-08300-0000

Batch: HH10222019GEOR

Tax Rate Code Description	Levy Amount
RT Ed - English Seperate Res/Farm	-\$64.40
Municipal - Residential/Farm	-\$673.05
Levy Total	-\$737.45

\*\*\* E N D O F R E P O R T \*\*\*