

Property Assessment

What is property assessment?

Property assessment is the process of determining a property's assessed value for property tax purposes as of a specific date.

Assessed value is not market value; however, for most types of property it is close to the average market value in that municipality or neighborhood.

Assessed value is determined by applying the market valuation standard and the rules and procedures that are contained in The Municipalities Act, Saskatchewan Assessment Manual and, by following the appropriate statutes.

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. Property Assessments are performed by SAMA (Saskatchewan Assessment Management Agency)

What property is assessable?

All land and improvements (buildings) are assessable.

- The term "land" refers to the 'parcel of land' that is legally surveyed parcel of ground to which an owner has title or a lessee has access.
- "Improvements" are buildings or structures on the land, including machinery or equipment that is used to service the building.
- "Property" means land or improvements or both.

Who can I contact to explain my assessment?

If you have specific questions regarding why your property has been assessed a certain way, or what the things on your assessment mean, you may contact SAMA directly at:

Swift Current Regional Office #203 - 350 Cheadle Street W Swift Current SK S9H 4G3 306-778-8444 or 1-800-498-0574 306-778-8445 swiftcurrent.region@sama.sk.ca	Central Office 200 2201 11th Avenue Regina SK S4P 0J8 306-924-8000 or 1-800-667-7262 306-924-8070 info.request@sama.sk.ca
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You may also contact the Herbert Town Office regarding the assessment, and the appeals process, or with questions on how your assessment might affect your taxes.

For additional details on the assessment appeals process please review the General Assessment and Appeal Process Info document which will only be available when the assessment roll is open.

You will only receive an assessment notice if there was a change with your property. Such as a sale or a renovation that required a permit. Everyone receives an assessment notice on revaluation years. 2021 is the next revaluation year.