**SUNNY PARK**  sunnypark.app@gmail.com 4-1775 Valley Farm Rd

**AACI, AIMA, MTAP Designation** (647) 676.0065 Pickering, L1V 7J9

**Objective**: To apply for the **Residential and Commercial Real Estate Appraiser** position**.**

**Summary of Qualifications**

* + - Articulated Verbal, Written Communication, and Presentation skills
		- HABU, Direct Comparison, Income and Cost Approaches in Valuation
		- Residential and Commercial Property Appraisal and Property Taxation
		- GIS, SPSS, Pro Forma in Excel, Word, Power Point, Outlook, MS Forms, and Teams
		- Data Collection, Market Research and Analytical skills – aboutmyproperty, geowarehouse, propertyline, municipal zoning By-laws, maps & official plans
		- The Assessment Act, the Municipal Act, the City of Toronto Act, the Federal Payments in Lieu of Taxes (PILT) Act & the Expropriations Act, the Planning Act, the Rules of Practice and Procedure of the Assessment Review Board (ARB), and Residential Tenancies Act, the Commercial Tenancies Act, the environmental Assessment Act, Land Titles Act, and the Freedom of Information Act
		- Reference plans, engineering drawings, and construction practices

**Education**

 **Seneca Polytechnic, Toronto**

Real Property Administration September 2022 – April 2024

* + - Assessment and Appraisal with Honours

 **AACI. P. App**, **UBC (University of British Columbia, Vancouver), BC**

 Commercial Real Estate Appraisal May 2023 – Present

* AIC candidate pursuing AACI, P. App with Honours

 **A.I.M.A. Designation, IMA (Institute of Municipal Assessors)**

 Associate Member Institute of Municipal Assessors September 2022 – April 2024

* A.I.M.A. candidate with Honours

 **MTAP Designation, OMTRA (Ontario Municipal Tax and Revenue Association)**

 The Municipal Tax Administration Program September 2022 – April 2024

* MTAP unit 1 completed with Honours

 **Centennial College, Toronto**

 Accounting January to August 2022

* Financial Accounting and Mathematics of Finance with Honours

**Work Experience**

 **Altus Group**

 Tax Analyst (Co-op Student) February – March 2024

* Providing Statement of Issues in the spreadsheets analysis and reviewing MPAC’s Statement of Response and Expert Report
* GIS using Altus internal data system utilizing with municipal, MPAC’s database in data collection and analysis
* Preparing and attending mandatory settlement meetings

 **Cornerstone Montessori Prep School, Downtown Toronto**

Music Teacher January 2019 – June 2020

* + - J.K. to Gr. 12 students in Music
		- Time Management, organizational skills, and communication with students, parents, and co- workers in classrooms basis

**Volunteer Experience**

 **City of Pickering**

 Assistant August 2023 – Present

* City Event Team, volunteering
* Customer Service at Information desk & assisting residents for survey

**Awards**

**Paul Sloggett Real Property Administration Scholarship** March 2024

* + - Demonstrated a caring attitude towards others
		- Volunteered at Seneca and/or in the community
		- Demonstrated high attendance, good participation in the classroom and a high GPA.
		- Selections will be made by the faculty members

 **Toronto CREW Scholarship** May 2024

* Excellence of the academic records
* Interest into the commercial real estate industry
* Community efforts

**Certification**

 **UBC, Real Estate Assessment**

Sauder School of Business

 **Seneca Polytechnic, Alternative Dispute Resolution (ADR)**

 Real Property Administration (RPA)

 **Seneca Polytechnic, Accessibility for Ontarians with Disability Act (AODA)**

 Real Property Administration (RPA)

 **A Health & Safety Ontario, Workplace Safety & Prevention Services (WSPS)**

Real Property Administration (RPA)

 **Outlook, Essential Training (Microsoft 365)**

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