

## PROFESSIONAL RESUME

**Trevor J. Sheehan, B.Sc. (Agr.), P. Ag.**

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### Academic Qualifications and Continuing Professional Development

- Currently enrolled in the Appraisal Institute of Canada's (AIC) Educational Program through the University of British Columbia to obtain the AACI designation
- AIC 101, Introduction to the Appraisal Profession, 2014
- Professional Agrologist (P. Ag), Alberta Institute of Agrologists (AIA), 2013 with Dual Membership with the Saskatchewan Institute of Agrologists (SIA) and British Columbia Institute of Agrologists (BCIA)
- B.Sc. in Agriculture with Distinction (Range & Pasture Management Major), University of Alberta, 2009
- Maintain the Continuing Professional Development (CPD) requirements of the AIA, SIA, BCIA and AIC
- Attended numerous professional development seminars and conferences

### Professional Institute and Association Memberships/Licenses

- Alberta Institute of Agrologists (P. Ag.)
- Saskatchewan Institute of Agrologists (P. Ag.)
- British Columbia Institute of Agrologists (P. Ag.)
- Appraisal Institute of Canada (Candidate AIC Member)
- Real Estate Council of Alberta
- Alberta Expropriation Association
- International Right of Way Association

### Career & Practical Experience

- Feb 2013 to Present      Candidate AIC Member / Senior Consultant, **Canadian Resource Valuation Group Inc.** Involved in agronomic assessments, real estate studies, market analyses, loss of use economic studies, replacement cost studies, surface rights and expropriation valuations and litigation support appraisals.
- 2009 – 2013              Account Manager / Agronomic Advisor, **Sturgeon Valley Fertilizers Ltd.** Responsible for evaluating and implementing crop plans with producers, including: crop rotations, herbicide use, variety selections, fertility products and practices, and manure management.
- Summer of 2007  
2008 and 2009          Ammonia Coordinator, **Sturgeon Valley Fertilizers Ltd.** Served as the team lead within the ammonia department. Responsible for coordinating deliveries of anhydrous ammonia to and from Sturgeon Valley Fertilizers.
- 2005 – 2006              Barn Manager, **PerroMac Farms Ltd.** Managed a 400 sow farrow to finish hog operation.

- 2003 – 2004            Carpentry Apprentice, **Candour Construction Ltd.** Assisted with various residential and commercial construction projects in the Greater Edmonton area.
- 2001 to 2013            Farm/Ranch hand for **Windy Hill Cattle Co.** Involved with various field cropping and silage/hay operations, calving, pen checking, herd and pasture management and various other operational tasks.
- 2000 to 2003            Involved with family hog/grain farm, performing the daily operational duties and record keeping.

## **Professional Experience**

### **Appraisal Assignments**

- Involved in appraisals of various partial interests involving mineral surface leases and pipeline rights of way; estimating market values, loss of use/adverse effect and other damages per the Alberta Surface Rights Act, National Energy Board Act and the British Columbia Petroleum and Natural Gas Act.
- Completed appraisals involving roadway rights of way for highway realignment & improvements; estimating market value, severance damage, injurious affection and incidental damages per the Alberta Expropriation Act.
- Completed market analyses, current and retrospective market value appraisals of agricultural, future urban development, highway commercial/industrial, recreational and country residential properties throughout Alberta, British Columbia, Saskatchewan and Manitoba.
- Completed market analyses, current and retrospective market value appraisals along major pipeline right of way routes throughout Alberta, British Columbia, Saskatchewan and Manitoba.
- Completed appraisals of property values and assessed monetary losses experienced by landowners on numerous pipeline and surface lease installations in Alberta and northeastern British Columbia
- Completed appraisal assignments for litigation support, negotiation, mortgage financing, capital gains tax and matrimonial purposes.
- Completed several real estate market analysis on lands within the Edmonton Transportation Utility Corridor (TUC)
- Assisted with a replacement cost analysis for a large hog operation for the purposes of insurance claim settlement.
- Conducted an extensive study of the impacts of pipeline rights of way on property values in Saskatchewan.
- Completed appraisals of in-situ gravel and sand deposits.

## **First Nation Land Claim and Treaty Assessments**

- Involved in updating a study assessing the Modernization of the Agricultural Benefits to determine a per capita estimate of the modern day equivalent for the agricultural provisions within Treaty No. 8.

## **Consulting Assignments**

- Completed an assessment of the viability and yield potential of an alfalfa hay stand in the Athabasca area for the purposes of settling a land dispute.
- Completed an assessment of crop losses with respect to seed potato production disturbed by a pipeline right of way in the proximity of the City of Edmonton/Fort Saskatchewan.
- Completed an assessment of agricultural losses and/or damages as a result of the reactivation and expansion of a surface lease in north-eastern British Columbia.
- Assisted in assessing crop damages from of an air seeder malfunction on four separate farms in the Bashaw area for the purposes of an insurance claim settlement.
- Assisted with the analysis of impacts on field operations and increased travel routing resulting from a highway right of way expropriation which resulted in severance of a field grain cropping farm in north-central Saskatchewan.
- Completed several analyses of impacts on field operations and agricultural damages (loss of use, adverse effect, severance, etc.) from mineral surface leases in Alberta and north-eastern BC to review annual rentals (i.e. ongoing nuisance and disturbance to the farming operation) and provide evidence at a compensation hearing.
- Completed several analyses of impacts on field operations and agricultural damages (loss of use, adverse effect, severance, etc.) from pipelines and roadway takings in Alberta and north-eastern BC for presentation at a compensation hearing.
- Completed an assessment of crop losses resulting from herbicide misapplication/spray drift to approximately 320 acres of canola.
- Completed a study of agricultural rental rates in northern Alberta involving the review of leasing and rental policies in neighbouring jurisdictions and a survey of private lessees/lessors to update Alberta Environment & Parks Farm Development lease rates.
- Appeared as an expert witness and been qualified in the areas of agrology, agriculture economics, agricultural practices and assessment of agricultural impacts before the Alberta Surface Rights Board (AB – SRB), the British Columbia Surface Rights Board (BC – SRB) and the British Columbia Oil and Gas Appeal Tribunal (OGAT).