

BRIAN GAY, CIA, AACI, P.APP MRICS

MANAGING DIRECTOR

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PROFESSIONAL PROFILE

Brian Gay joined Suncorp Valuations in 2022 as a Managing Director. Brian has his AACI, MRICS, and CIA designations and experience as an Auditor, Appraiser/Consultant, and Manager in the appraisal industry.

QUALIFICATIONS AND PROFESSIONAL MEMBERSHIPS

Institute of Internal Auditors

- Certified Internal Auditor (CIA)

Appraisal Institute of Canada

- Certified Property Appraiser (AACI P.App)

Royal Institution of Chartered Surveyor

- Chartered Valuation Surveyor (MRICS)

EMPLOYMENT HISTORY

Managing Director

Suncorp Valuations, June 2022 — Present

- Oversees operating budget of over \$2 million across multiple national regions;
- Identify, lead and recommend corporate change initiative as a member of the Future State committee;
- Provide input to unit, department and corporate balanced scorecard and multi-year strategies. Identify office operating budget requirements;
- Manage, coach and mentor staff: assign, check and evaluate employees' work; identify staffing, recruitment and training needs.

Research Assistant

Royal Roads University 2021 - 2022

- Casual academic support position for End Abuse at Work project;
- Identify and lead initiatives to obtain funding support for project;
- Identify ways to increase awareness of the project;
- Collect and record data using structured techniques, coding and inputting data, basic data analysis and conducting standard literature reviews;
- Initiate and support scholarly articles, industry reports, and press releases to bring awareness to the problems associated with workplace incivility.

Manager

Municipal Property Assessment Corporation 2019 - 2022

- Management office role, oversee property valuations of over 73,000 properties with a value in excess of \$100 million;
- Identify, lead and recommend improvements through local and corporate projects. Core member of corporate Equity, Diversity, Inclusion and Anti-Racism project team and Compressed Work Week project;
- Provide input to unit, department and corporate balanced scorecard and multi-year strategies. Identify office operating budget requirements;
- Manage, coach and mentor staff: assign, check and evaluate employees' work; identify staffing and training needs.

Senior Internal Auditor

BC Assessment 2018 - 2019

- Management audit role within an organization with an operating expense of \$101.5 million across 5 geographic regions;
- Design, plan and deliver projects to audit corporate processes and practices, notable projects include change management practices; health and safety processes (lone worker focus); procurement and contract practices;
- Maintain a framework for monitoring and reporting on the effectiveness of internal controls to mitigate risk, promote effective governance, improve operational performance, and foster a culture of continuous improvement and accountability;
- Consultancy support for research, analysis and testing of major policies, standards, directives and performance indicators. Notable contribution include consultancy to inform Open Data options. Conduct training and development of staff.

Senior Appraiser

BC Assessment 2015 - 2018

- Staff lead role in analysis and review of internal valuation procedures for over 2 million properties with a value average of \$1.6 billion;
- Lead and implement action plans from internal and Crown audits;
- Provide input into external request for assistance to support policy development, technical reviews, strategic plans and development plans. Notable contribution includes the identification and definition of data attributes requested by external customers;
- Co-ordination and project management lead for specialized property reviews including social housing;
- Rapid collaborative improvement (RCI) facilitator. Projects include:
 - Review of the assessment quality management program which led to 25% increase in the time taken to prioritize a project and
 - Property attribute review process which led to efficiency gains of \$50,000 or over per work process.
- Staff supervision and corporate trainer;
- Business representative for corporate Information Technology Replacement project.

Appraiser II

BC Assessment 2013 - 2015

- Staff lead role in analysis and valuation of properties in light industry and business/other classes representing 4% of the total provincial property value (avg. of total over period \$1.2 billion);
- In line with corporate service plan under customer service goal, conducted analysis and interpretation of property data and as a member of a cross company team, provided value impact projections and explanations to municipalities, local industry and tax groups;
- Provided formal response to challenges of assessed values, working with appellants to resolve, providing verbal and written reports on how values were determined as well as explaining assessment policies and real estate trends;