

April 25, 2022 @ 10:00am

**Local Board of Appeal & Equalization Meeting**

**Present** – Chair Bob Steele; Supervisors Jon Auge, Jim Roach; From Crow Wing County- Assessor Gary Griffin, Sandra Brueland, Nichole Stotz, Tara; and clerk A. Anderson.

**Called to Order** – B. Steele called the Local Board of Appeal & Equalization Meeting to order at 10:00am and turned the meeting over to Land Services Director Gary Griffin.

The Local Board of Appeal and Equalization is held to provide a fair and objective forum for property owners to appeal their valuation or classification.

G. Griffin stated it was important to note this was ‘not’ a tax meeting. This meeting is to discuss the 2023 Assessment Values and classifications only. No property tax or previous year’s valuations can be considered at this meeting.

**Options available for Board to consider include:**

- No Change
- Lower the Value (township value cannot be reduced by more than 1% of the townships total valuation)
- Raise the Value
- Change the Classification
- Have the Assessor inspect the property and report to the Local Board (within the 20-day format)

Appellants with an appointment will be heard first; then first come, first serve as they signed in on today’s roster.

**David Kramer – PID 77290606**

Kramer requested a lower value as the basement is unfinished. Griffin stated values were based on comparable sales within Crow Wing County. J. Roach made a **motion (1)** to ‘Lower the Value’ due to the basement being unfinished by \$48,500, seconded by J. Auge. Motion carried; all were in favor.

**David Kramer – PID 77290608** – (Representing Daniel Rogosheske)

Kramer requested a lower Market Value. After review; J. Roach made a **motion (2)** for ‘No Change’ in the Value, seconded by B. Steele. Motion carried; all were in favor.

**David Eichers – PID 77120514 – 77010504 – 77010503**

Eichers felt the overall values were too high and requested lower Market Values. After review of all parcels: J. Auge made a **motion (3)** for ‘No Change’ in the Value on PID 77010504, seconded by J. Roach. Motion carried; all were in favor.

J. Roach made a **motion (4)** to ‘Lower the Value’ by \$700 due to low land on PID 77010503, seconded by J. Auge. Motion carried; all were in favor.

J. Auge made a **motion (5)** for ‘No Change’ in the Value on PID 77120514, seconded by B. Steele. Motion carried; all were in favor.

**Jeanette Leete – PID 77200623**

Leete requested a lower Market Value. Assessors’ recommendation was ‘No Change’. J. Auge made a **motion (6)** for ‘No Change’ in the Value on PID 77200623, Leete will contact Assessor for onsite inspection, seconded by B. Steele. Motion carried; all were in favor.

**Lowell Jensen – PID 77290586**

Jensen requested a lower Market Value. After review, Assessor stated building was valued too high. J. Roach made a **motion (7)** to ‘Lower the Value’ by -\$18,300 due to building being valued too high, seconded by J. Auge. Motion carried; all were in favor.

**Kevin Schmidt – PID 77330557**

Schmidt requested a lower Market Value. Schmidt had reviewed some comparable properties from his research. There was discussion regarding the basement. Schmidt stated the basement was not under the entire home. Assessors' recommendation was to reduce by -\$37,600 and set up an Assessor Inspection. J. Auge made a **motion (8)** to 'Lower the Value' by -\$37,600 and Schmidt will schedule an Assessor Inspection, seconded by J. Roach. Motion carried; all were in favor.

**Susan Schubert – PID 77340576 – 77340510**

Schubert was requesting an explanation regarding the increase in the 'Market Value'. Assessor stated the increases had to do with the sales of homes within Crow Wing County. After review; J. Auge made a **motion (9)** for 'No Change' in the Value, seconded by J. Roach. Motion carried; all were in favor.

**Cheryl Ranta – PID 77200588**

Ranta was requesting a lower Market Value. After review; J. Roach made a **motion (10)** for 'No Change' in the Value, seconded by J. Auge. Motion carried; all were in favor.

**James Mateyka – PID 77290603**

Mateyka was requesting an explanation regarding the increase in the 'Market Value'. Assessor stated it had to do with the sales on Horseshoe Lake properties. After review; J. Roach made a **motion (11)** for 'No Change' in the Value, seconded by J. Auge. Motion carried; all were in favor.

**John Lewis – PID 77200512**

Lewis was requesting a lower Market Value. After review; J. Roach made a **motion (12)** for 'No Change' in the Value, seconded by B. Steele. Motion carried; all were in favor.

**Bob Sullivan – PID 77190613**

Sullivan was requesting a lower Market Value. After review; J. Roach made a **motion (13)** for 'No Change' in the Value, seconded by J. Auge. Motion carried; all were in favor.

**Gary Brittan – PID 77300520**

Brittan was requesting a lower Market Value due to the fact that the home was not a full 2-story. Assessor suggested possibly lowering the base value as the home could be a story & ½ value and recommended lower the value by -\$29,300. J. Auge made a **motion (14)** to 'Lower the Value' by -\$29,300 as recommended by Assessor, seconded by J. Roach. Motion carried; all were in favor.

**Michele & Richard Erickson – PID 77340509**

Erickson was requesting a lower Market Value. After review; J. Auge made a **motion (15)** for 'No Change' in the Value, seconded by B. Steele. Motion carried; all were in favor.

**Patricia Moe – PID 77290547 – 77290548**

Moe was requesting an explanation regarding the increase in the Market Value. After review; J. Auge made a **motion (16)** for 'No Change' in the Value, seconded by B. Steele. Motion carried; all were in favor.

**Kevin & Leanne Anderson – PID 77180505**

Anderson requested in writing a lower Market Value. After review; J. Auge made a **motion (17)** for 'No Change' in the Value, seconded by J. Roach. Motion carried; all were in favor.

**Robert Carlson – PID 77010544**

Carlson requested in writing a lower Market Value. After review; J. Auge made a **motion (18)** for 'No Change' in the Value, seconded by B. Steele. Motion carried; all were in favor.

**Richard & Jane Arrett – PID 77010545**

Arrett requested in writing a lower Market Value. After review; J. Roach made a **motion (19)** for 'No Change' in the Value, seconded by J. Auge. Motion carried; all were in favor.

**Brian Northernscold – PID 77260518 – 77260514**

Northernscold requested in writing a lower Market Value on both parcels. After review; J. Auge made a **motion (20)** for 'No Change' in the Value on both PID parcels, seconded by B. Steele. Motion carried; all were in favor.

**Mary & Peter King – PID 77462707**

Assessor recommendation to lower the Market Value by -\$6,000. After review; J. Auge made a **motion (21)** to 'Lower the Value' by -\$6,000 as recommended by Assessor, seconded by J. Roach. Motion carried; all were in favor.

**Roger Joyce – PID 77310537 – 77310524**

Assessor recommendation to change the 'Classification' to seasonal, properties should be rural vacant. After review; J. Roach made a **motion (22)** to approve the 'Classification Change' as recommended by Assessor, seconded by J. Auge. Motion carried; all were in favor.

**Adjourn** – J. Auge made a **motion (23)** to adjourn the Local Board of Appeal and Equalization meeting at 1:20pm, seconded by B. Steele. Motion carried; all were in favor.

Respectfully Submitted,

Anna Anderson  
Clerk

Bob Steele  
Chair