

10/12/2017 Annual Board of Review

The adjourned Annual Board of Review was called to order at 9:00 a.m. on October 12, 2017 by Chairman Matt Gaulke. Supervisors Robert Hanson, Chris Mayer and Clerk Nancy Edwards were in attendance. Also present was Town Assessor Paul Carlson. Others Present: Scott Harrod.

This meeting was properly noticed and published as required by law. Motion by Mr. Mayer seconded by Mr. Hanson to appoint Matt Gaulke as Chairman for the BOR. Motion carried.

Motion by Mr. Hanson seconded by Mr. Gaulke to appoint Chris Mayer as Vice Chairman for the BOR. Motion carried.

Assessor Carlson explained the changes in assessments from 2016 to 2017 and provided statistics supporting the changes. Mr. Carlson's report showed an increase in assessed value from 2016 of 909,176,000 to assessed value in 2016 of 914,799,700. Mr. Carlson took some extra time to explain the reports to the board and mentioned that the new construction figures were down slightly. Our assessed value was up and our equalized value was down.

Mr. Carlson stated we do have an objector for today's meeting who will be coming in shortly and Mr. Carlson will continue his report following the objector's testimony.

Objector: Mr. Roxworthy. The clerk received the completed objection form from Mr. Roxworthy and read the form. Mr. Roxworthy was asked if he was given a 48 hour notice of the appointed time of his hearing and if so, was he prepared to present his objection to the board at this time. Mr. Roxworthy replied he was given proper notice and was prepared to present his objection. Mr. Carlson and Mr. Roxworthy were sworn in prior to giving testimony. Mr. Carlson provided the board with a sheet listing the 2017 assessment as Land \$223,000-Improvements \$110,500 totaling \$333,500 with an estimated fair market value of \$318,000. Mr. Roxworthy stated that in his opinion the value for his property (located at 13940 Moss Lake Dr.) should be \$250,000.00. He said the realtors are not listing Moss Lake properties because of the lake problems. Mr. Roxworthy stated that in April of 2017 Coldwell Banker stated his property would be estimated at \$395,000.00. He stated due to the recent declining condition of Moss Lake he doubts that he would be able to sell his property for more than \$250,000.00. He said his property is worth more than \$300,000 but knows he would not be able to sell it for that. With no other testimony from Mr. Roxworthy or questions from the board, Mr. Gaulke thanked Mr. Roxworthy for coming today before the board and stated the board will make a determination on his appeal before the close of the board's hearing. The determination along with alternative avenues of appeal will be mailed to him. Mr. Roxworthy excused himself.

Mr. Carlson went back to his original report and continued explaining the assessment roll, managed forest land rules, personal property tax bills, rules of being in compliance.

Decision: The board members discussed the testimony provided by Mr. Roxworthy. Nancy Edwards moved that exercising its judgment and discretion, pursuant to Sec 70.47(9)(a) of the Wis. Statutes the Board of Review, by majority hereby determines the assessment remains as stated by the assessor that the taxpayer did not present sufficient evidence to rebut the presumption of correctness granted by law to the

Assessor. Mr. Mayer seconded the motion. Motion carried. The objection is denied. The motion was carried on a roll call vote as follows: Nancy Edwards-aye, Mr. Gaulke-aye, Mr. Hanson-aye, Mr. Mayer-aye.

A motion was made to adjourn the Board of Review at 11:05 a.m.

As a matter of record, a notice of determination was mailed via certified mail to Mr. Roxsworthy immediately following the Board of Review .

Respectfully submitted,

Nancy Edwards
Clerk

A voice recording of this meeting can be obtained from the clerk.