

**CHISHOLM CITY COUNCIL
LOCAL BOARD OF APPEAL & EQUALIZATION MEETING
April 19, 2022**

Mayor John Champa called the Local Board of Appeal and Equalization meeting to order at 4:01 pm.

Present: Council members April Fountain, Marty Halverson, Adam Lantz, Cheyenne Mikkola-Rahja, Travis Vake, and Mayor John Champa

Absent: None

Also Present: City Administrator Stephanie Skraba, Clerk-Treasurer Eileen Zah, Administrative Assistant Margaret Gornick, City Engineer Jim Johnson, Public Works Supervisor Larry Folstad, and St. Louis County Assessor Appraisers Rodella LaFreniere, John Peterson, and Timothy Marolt

LOCAL BOARD OF APPEAL & EQUALIZATION

The County Assessor and City Council received appeal requests for the following parcels and reviewed the valuation of each parcel. Due to the volume of community attendance, Council agreed the most efficient use of time would be to hear each in-person appeal, discuss written appeals, and declare a motion at the end of the meeting to encompass all appeal decisions. The following outcomes are what ensued:

Parcel No.	Taxpayer	2023 Est Market Value	Change	Adjusted 2023 Est Mkt Value
020-0060-00340	Dillon M Samsa	\$107,800	-0-	No change
Property converted to a residence class code (201) but county did not update to commercial class code (233), Council agreed to proceed with correction.				
020-0110-01570	Diane I Kishel	\$157,600	(\$6,300)	\$151,300
Assessor corrected bathroom count and square footage and recommended a \$6,300 reduction to property value, Council approved.				
020-0040-02640	Margaret Joyce Sandback	\$108,200	(\$23,600)	\$84,600
Assessor found a "functional" reduction of \$23,600 due to an atypical duplex layout, Council approved				
020-0200-01540	Duane R & Christa M Rossell	\$81,200	(\$17,600)	\$63,600
Assessor found error in bathroom quantity, should be ¾ bath, \$17,600 reduction, Council approved.				
020-0200-03355	William E Sandvig	\$53,300	See comment below	
020-0130-01470	Tammy E Hewett	\$129,200	See comment below	
020-0010-01450	Clayton Berg	\$48,100	See comment below	
020-0160-03190	Elaine Segan	\$353,100	See comment below	
Assessor has not made contact prior to this meeting with these taxpayers, Council would like to leave appeal open.				
020-0170-01890	Thomas & Sharon Bobich	\$97,300	See comment below	
020-0170-01910	Sharon Lee Bobich	\$13,400	See comment below	
Appellant was deciding whether to allow an interior inspection by the Assessor, Council agreed to wait for appellant's decision and Assessor's recommendation.				
020-0010-01350	Larry & Cheryl Elj	\$61,900		
Property was a duplex at one time and building is gutted, Assessor will visit property and provide recommendation.				
020-0200-02070	Elizabeth Ann Baldwin	\$43,900	See comment below	
020-0028-00310	Jacquelynn A Whiting	\$186,900	See comment below	
020-0120-00730	William Galatz	\$61,600	See comment below	
020-0190-03240	Troy Sherrick	\$67,800	See comment below	
020-0010-06190	Douglas A Marana	\$128,400	See comment below	
020-0027-00830	Security State Bank of Hibbing	\$150,200	See comment below	
020-0200-03520	Raymond L Jensen	\$88,400	See comment below	
Appellant requested assessor to visit property, Assessor will contact appellant to schedule visit and provide a recommendation to Council.				
020-0210-00610	David M Simonson Jr	\$139,600	See comment below	
020-0027-00430	Thomas & Janet M Pascuzzi	\$217,800	See comment below	
020-0085-00870	Roland Shoen	\$122,400	See comment below	
020-0085-00810	Roland Shoen	\$7,700	See comment below	
020-0210-00341	Travis & Sarah McCormick	\$291,900	See comment below	
Appellants requested a telephone call from the Assessor, Council requested Assessor to caution taxpayers about appeal process and that a review could increase their valuation.				

<u>Parcel No.</u>	<u>Taxpayer</u>	<u>2023 Est. Market Value</u>	<u>Change</u>	<u>Adjusted 2023 Est Mkt Value</u>
020-0027-00550	Paul P Panichi	\$158,800		
020-0204-00060	Adam C & Honey June Larson	\$277,900		
020-0203-00010	Adam C Larson	\$4,100		
020-0203-00020	Andrew J & Holly Marie Feiro	\$255,400		

Appellants did not request a call or visit from the Assessor, presented their concerns about property taxes being too expensive, the increase in just one year, and their voices being heard. Council acknowledged their comments and Assessor provided information as to why increases occurred including reference to October 2016 to September 2021 Residential and Land Sales data handed out at the meeting.

020-0150-00600	Stanley Hendrickson	\$5,500		
020-0060-00582	Stanley B Hendrickson	\$141,200		
020-0190-03830	Stanley B Hendrickson	\$100		

Appellant left meeting before presenting appeal, Assessor will contact appellant and provide a recommendation to Council.

RECESS LOCAL BOARD OF APPEAL & EQUALIZATION

After a discussion of the estimated market value of each of the parcels above, a motion was made by Councilor Adam Lantz and supported by Councilor Cheyenne Mikkola-Rahja to recess the Board of Appeal & Equalization Meeting and is scheduled to reconvene on May 4, 2022 at 4:00 pm at Chisholm City Hall.

Attest:

/s/ John A. Champa, Mayor

/s/ Stephanie Skraba, Administrator