

BOARD OF EQUALIZATION MINUTES

The Valley County Board of Supervisors met as Board of Equalization on July 8, 2004 at 6:30 p.m. in their Courthouse meeting room for the purpose of hearing Property Valuation Protests. Sevenker, Ash, Melia, Beran, Collins, Sintek and Cetak were present, notice of meeting was verified.

Appraiser Larry Rexroth, retained by the County to help establish the 2004 valuations, was present to discuss this process and answer questions.

Board took the following action on protests:

Protest 46, John Edghill, Ash moved to set the total value at \$19,000, seconded by Cetak. Carried. Yes: Ash, Cetak, Sintek, Collins, Beran, Melia. No: none. Absent: none.

Protest 57, Lawrence A & Judi K Welniak, moved by Collins, seconded by Sintek to set value of \$27,000 on the house and leave land as assessed. Carried. Yes: Collins, Sintek, Cetak, Ash, Melia, Beran. No: none. Absent: none.

Protest 27, Robert S & Allison A Todsén, motion by Sintek, seconded by Ash to value house as 1½ story rather than 2 story. Carried. Yes: Sintek, Ash, Cetak, Collins, Beran, Melia. No: none. Absent: none.

Protest 40, Kim & Virginia Farnstrom, Sintek moved, Beran seconded the motion to accept the Assessor's recommendation of \$74,600 valuation on the house and no change on the land. Carried. Yes: Sintek, Beran, Collins, Cetak, Ash, Melia. No: none. Absent: none.

Protest 9, Wilma I & Sylvester Joe Micek, moved by Melia, seconded by Cetak to lower by half the raise in value for the house, leaving the land as assessed. Carried. Yes: Melia, Cetak, Sintek, Collins, Beran, Ash. No: none. Absent: none.

Protest 52, Gary & Wendy Bronson, moved by Ash, seconded by Collins to accept Assessor's recommendation of changing the neighborhood coding which would lower the value to \$2325. Carried. Yes: Ash, Collins, Sintek, Cetak, Melia, Beran. No: none. Absent: none.

Protest 53, Gary & Wendy Bronson, moved by Collins, seconded by Cetak to change condition of house from good to average. Carried. Yes: Collins, Cetak, Sintek, Ash, Melia, Beran. No: none. Absent: none.

Protest 54, Leonard Andersen, moved by Ash, seconded by Melia to lower land value to \$7560 and building to \$3450. Carried. Yes: Ash, Melia, Beran, Collins, Sintek, Cetak. No: none. Absent: none.

Protest 64, Beverly Miller, Trustee, Sandhills Properties, Sintek moved to accept Assessor's recommendation to set value of \$3500 as requested by protester, seconded by Cetak. Carried. Yes: Sintek, Cetak, Collins, Beran, Melia, Ash. No: none. Absent: none.

Protests 62 & 63, Beverly Miller, Trustee, Sandhills Properties, Beran moved, Collins seconded motion to approve protesters request as recommended by Assessor. Carried. Yes: Beran, Collins, Sintek, Cetak, Ash, Melia. No: none. Absent: none.

Protest 66, Shawn & Sara Koelling, Sintek moved, Cetak seconded the motion to value 1 acre as building site and the remainder as ag land. Carried. Yes: Sintek, Cetak, Collins, Ash, Melia, Beran. No: none. Absent: none.

Protest 29, Ruby Fish, moved by Beran, seconded by Melia to accept property owner's request as approved by Assessor. Carried. Yes: Beran, Melia, Ash, Cetak, Sintek, Collins. No: none. Absent: none.

Protest 30, Daniel J Waldmann, motion by Collins, seconded by Cetak to leave building value as set by Assessor. Carried. Yes: Collins, Cetak, Sintek, Beran, Melia, Ash. No: none. Absent: none.

Protest 31, Bradley L Lowe, Collins moved to set the value at \$16,500 as requested by owner, seconded by Beran. Carried. Yes: Collins, Beran, Melia, Ash, Cetak, Sintek. No: none. Absent: none.

Protest 13, Ronnie A Drudik, motion by Collins, seconded by Beran to approve Assessor recommendation to leave land at \$7655 and adjust building to \$95,345 for total of \$103,000 requested by owner. Carried. Yes: Collins, Beran, Melia, Ash, Cetak, Sintek. No: none. Absent: none.

Protest 32, Laurel Wolf, motion by Ash, seconded by Cetak to accept Assessor recommendation to change date built to 1922 making the total value \$21,860. Carried. Yes: Ash, Cetak, Sintek, Collins, Beran, Melia. No: none. Absent: none.

Protest 33, Charlene H Lola, motion by Melia, seconded by Sintek to leave as assessed for 2004. Carried. Yes: Melia, Sintek, Collins, Beran, Ash, Cetak. No: none. Absent: none.

Protest 34, Wesley Rickard, motion by Melia, seconded by Cetak to use last years value on building, this years value on land. Carried. Yes: Melia, Cetak, Sintek, Collins, Beran, Ash. No: none. Absent: none.

Protest 35, Rick Koch & Tim Stethem, motion by Ash, seconded by Cetak to set building value of \$1355, land at \$5860. Carried. Yes: Ash, Cetak, Sintek, Collins, Beran, Melia. No: none. Absent: none.

Protest 36, Paul & Barbara Markowski, motion by Cetak, seconded by Sintek to leave at last year's value. Carried. Yes: Cetak, Sintek, Collins, Beran, Melia, Ash. No: none. Absent: none.

Protest 37, Wayne & Joann Hunt, motion by Melia, seconded by Collins to accept Assessor recommendation of \$1290 on the land and \$18,630 on improvements. Carried. Yes: Melia, Collins, Beran, Ash, Cetak, Sintek. No: none. Absent: none.

Protest 38, Wayne Hunt, motion by Melia, seconded by Cetak to accept Assessor recommendation of \$5500 on improvements, \$925 on land. Carried. Yes: Melia, Cetak, Sintek, Collins, Beran, Ash. No: none. Absent: none.

Protest 39, Wayne Hunt, motion by Melia, seconded by Cetak, to accept Assessor recommendation of \$5655 on improvements and \$460 on land. Carried. Yes: Melia, Cetak, Sintek, Collins, Beran, Ash. No: none. Absent: none.

Protest 41, James L Duda, motion by Sintek, seconded by Melia to set value at \$178,175 based on FSA land use map. Carried. Yes: Sintek, Melia, Beran, Ash, Cetak, Collins. No: none. Absent: none.

Protest 42, James L Duda, motion by Ash, seconded by Beran to set value at \$146, 415 based on FSA land use map. Carried. Yes: Ash, Beran, Melia, Collins, Sintek, Cetak. No: none. Absent: none.

Protests 43 & 44, James L Duda, motion by Sintek, seconded by Melia to leave as assessed for grassland. Carried. Yes: Sintek, Melia, Beran, Ash, Cetak, Collins. No: none. Absent: none.

Protest 45, Hubert D & Twilla V Bowley, motion by Beran, seconded by Melia to set total value of property at \$69,000, leaving land at \$5900. Carried. Yes: Beran, Melia, Ash, Cetak, Sintek, Collins. No: none. Absent: none.

Protest 47, Alan Edghill, motion by Melia, seconded by Sintek to leave at 2004 assessment. Carried. Yes: Melia, Sintek, Cetak, Beran, Collins, Ash. No: none. Absent: none.

Protest 48, Alan Edghill, motion by Melia, seconded by Collins to accept Assessor recommendation of \$13900 for improvements and \$15,610 for land. Carried. Yes: Melia, Collins, Sintek, Cetak, Beran, Ash. No: none. Absent: none.

Protest 49, Alan & Jana Edghill, motion by Ash, seconded by Sintek to set a total property value of \$83,000. Carried. Yes: Ash, Sintek, Cetak, Collins, Beran, Melia. No: none. Absent: none.

Protest 50, Troy & Danielle Warner, motion by Beran, seconded by Cetak to set total value at \$70,000. Carried. Yes: Beran, Cetak, Sintek, Collins, Melia, Ash. No: none. Absent: none.

Protest 51, Robert & Wilma John, motion by Melia, seconded by Cetak to set house value at \$6585 and leave land at \$3675. Carried. Yes: Melia, Cetak, Sintek, Collins, Melia, Beran. No: none. Absent: none.

Protest 55, Phillip L Shepherd, motion by Sintek, seconded by Melia to accept Assessor recommendation of \$4440 for improvements and \$880 for land, total \$5320. Carried. Yes: Sintek, Melia, Ash, Beran, Collins, Cetak. No: none. Absent: none.

Protest 56, Christine K Hruza, motion by Beran, seconded by Sintek to set total value at \$60,000. Carried. Beran, Sintek, Cetak, Collins, Ash, Melia. No: none. Absent: none.

Protest 58, Rick Simpson, motion by Cetak, seconded by Beran to set value as requested by owner for total of \$18,290. Carried. yes: Cetak, Beran, Melia, Ash, Sintek, Collins. No: none. Absent: none.

Protest 59, Roland R Barnes, motion by Sintek, seconded by Cetak to set a total value of \$57,000. Carried. Yes: Sintek, Cetak, Collins, Beran, Melia, Ash. No: none. Absent: none.

Protest 60, Daryl Jorgensen, motion by Beran, seconded by Sintek to accept Assessor recommendation to set improvement value at \$5510 and land at \$685 for total of \$6195. Carried. Yes: Beran, Sintek, Collins, Beran, Melia, Cetak. No: none. Absent: none.

Protest 61, Eldon Lukesh, motion by Ash, seconded by Beran to set total value of \$60,500. Carried. Yes: Ash, Beran, Melia, Cetak, Collins, Sintek. No: none. Absent: none.

Protest 65, James R Hansen, motion by Melia, seconded by Ash to set value at \$1500. Carried. Yes: Melia, Ash, Cetak, Sintek, Collins, Beran. No: none. Absent: none.

Protest 67, Tom & Lori Hoevet, motion by Ash, seconded by Beran to set a total value of \$22,000. Carried. Yes: Ash, Beran, Melia, Cetak, Sintek, Collins. No: none. Absent: none.

Protest 68, Jeffrey J Dimmitt, motion by Beran, seconded by Sintek to approve Assessor recommendation to set total value of \$35,740. Carried. Yes; Beran, Sintek, Collins, Melia, Ash, Cetak. No: none. Absent: none.

Protest 69, Dale & LeAnn Beran, motion by Collins, seconded by Sintek to accept Assessor recommendation of total value of \$18,695. Carried. Yes: Collins, Sintek, Cetak, Ash, Melia, Beran. No: none. Absent: none.

Protest 70, Bernard G. Keown, motion by Cetak, seconded by Melia to leave as assessed for 2004. Carried: Yes: Cetak, Melia, Ash, Beran, Collins, Sintek. No: none. Absent: none.

Protest 1, 2, 3, 4 & 5, Marvin & Carolyn Lukesh, motion by Melia, seconded by Cetak to table Protests 1-4 until July 13 meeting and to leave Protest 5 as assessed for 2004. Carried. Yes: Melia, Cetak, Sintek, Collins, Ash, Beran. No: none. Absent: none.

Protest 7, Dean Vancura, motion by Melia, seconded by Ash to leave as assessed for 2004. Carried. Yes: Melia, Ash, Cetak, Sintek, Collins, Beran. No: none. Absent: none.

Protest 8, Donald Luedtke, motion by Ash, seconded by Melia to leave as assessed for 2004. Carried. Yes; Ash, Melia, Beran, Collins, Sintek, Cetak. No: none. Absent: none.

Protest 10 & 11, Carole J Shuck, motion by Cetak, seconded by Melia to leave both properties as assessed for 2004. Carried. Yes: Cetak, Melia, Beran, Collins, Sintek. No: Ash. Absent: none.

Protest 22, Joe D Hanson, motion by Sintek, seconded by Collins to set total property value at \$80,000. Carried. Yes: Sintek, Collins, Cetak, Ash, Melia, Beran. No: none. Absent: none.

Protest 25, Darleen F Severance, motion by Ash, seconded by Melia to leave land as valued for 2004 and lower the raise in value of the improvements by half to \$51,205 for total value of \$57,505. Carried. Yes: Ash, Melia, Beran, Collins, Sintek, Cetak. No: none. Absent: none.

A complete record of testimony and values is on record at the Clerk's Office.

Meeting adjourned at 11:40 p.m., to reconvene on Tuesday, July 13, 2004, at 9:00 a.m., in regular session, and at 11:00 a.m., as Board of Equalization. Complete minutes of the July 8 meeting and an agenda for the July 13 meeting are available in the office of the County Clerk.

I, the undersigned County Clerk, hereby certify that the foregoing is a true and correct copy of proceedings had and done by the County Board, that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and available for public inspection at the office of the County Clerk; that such subjects were contained in said agenda for at least twenty-four hours prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for examination and copying by members of the public; that the said minutes were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that all news media requesting notification concerning meetings of said body were provided advance notification of the time and place of said meeting and the subjects to be discussed at said meeting.

Jenette G. Lindsey, County Clerk