

WINDEMERE TOWNSHIP – BOARD OF APPEAL AND EQUALIZATION – 04/20/2020

Meeting started Monday 4/20/20 at 4:04 by John Wesely (by phone conference with all attendees)

Attendance: John Wesely (JW), Heidi Kroening (HK), Rhonda Young (RY)
Lorri Houtsma (LH) and Jenny Christenson (JC) - Pine County Assessors Office

Phone attendance – Annette Blais, Mike Gagan

Discussion:

Lorri H – quorum met by township officials attending

Discussion on how 2020 assessed values met (through sales breakdowns/qualifying sales (10/18-9/19) will assess values following year.

CALLS/EMAILS:

MIKE PRACHAR: PID # 33-0415-000

Issues with his land/cabin flooded – small cabin on Island Lake - land value 104,300/bldg. 7,800 (when purchased – MP purchased 12/19 for 40,000.00 / existing cabin tear down – asking for reduction in bldg value - (has well/septic/electric to lot).

County recommendation: Reduction of bldg value to 500.00 – (he can rebuild on existing “footprint” nothing larger) – land will remain at 104,300 (already getting the 10% low elevation reduction)

JW – recommended county’s new assessment/ HK 2nd
JW / HK – 2-Aye

DON TSCHIDA: PID # 33-5264-000

Crawl space flooded – well/septic hook-ups located there – not sure how that/foundation will be effected.

County recommendation: no change until review of interior/foundation issues can be completed.

(JW – questions on when lakeshore properties can be “reviewed/assessed” for damage. LH – 6/14 is current cut-off date before the county board meets to review next year assessments)

JW - recommended county’s no change until review of property/ HK 2nd
JW / HK – 2-Aye

RON NOWAKI: PID #s 33-5466-000 & 33-5714-001

Crawl space flooded/foundation problems/lost trees

County recommendation - no change until review of foundation issues can be completed.

JW - recommended county’s no change until review of property/ HK 2nd
JW / HK – 2-Aye

ERIC NIELSEN: PID # 33-0432-000

Steep slope failing due to high water levels. (approx. cost of repair \$88,000.00) – no damage to house at this time – but potential.

(Some discussion whether purchase of property in 2016 and building/clearing of existing slope may have caused part of issue)

County recommendation - no change until review of property.

JW - recommended county's no change until review of property/ HK 2nd
JW / HK – 2-Aye

JEREMY HANSON: PID # 33-0432-000

Lot on C/D from Eric Nielsen - purchased 2015 - \$175,000 / slope also failing

County recommendation - no change until review of property.

JW - recommended county's no change until review of property/ HK 2nd
JW / HK – 2-Aye

ANTHONY PINNA: PID # 33-5662-000

2016 new construction (90% complete) / county upped to 95% complete (could not get ahold of Anthony to assess)

County recommendation – remove 5% extra assessment – which brings it down approx. \$5,600

JW - recommended going with county's assessment/ HK 2nd
JW / HK – 2-Aye

FRED RUSCH: PID # 33-5268-000

Damage to shoreline – nothing to home (as yet)

County recommendation - no change until review of property.

JW - recommended county's no change until review of property/ HK 2nd
JW / HK – 2-Aye

ANNETTE BLAIS: PID # 33-0642-000

Crawl space flooded/lost trees/back yard flooding (estimating approximately 1/3rd of lot property lost including shoreline and lot size); County said they did bring the lot value down by 10%.

County recommendation - no change until review of property.

JW - recommended county's no change until review of property/ HK 2nd
JW / HK – 2-Aye

MIKE GAGAN: (Disconnected Early From Meeting)

Not sure what his issues are since he left the meeting – Heidi will try to contact him.

County recommendation – possibly no change at this point until review of property and finding out what the issue is.

Discussion regarding Bill and Tom Yechout (33-0565-000 (Bill) and 33-5519-000/33-5325-000 (Tom) Looking for disaster relief – county already did 10% reduction on property w/the lower elevation

County recommendation - no change until review of property. – No vote on this just a discussion.

Lorri Houtsma – opened discussion about doing “open book” type assessments – where county will work directly with owners instead of waiting for township meetings to be completed (this apparently can be changed after a minimum of 3 years if township decides to go with the open book) – JW/HK will review recommendation.

JW – motion to adjourn/HK 2nd

JW / HK – 2-Aye

Mtg adjourned – 4:58 p.m.

RESPECTFULLY SUBMITTED :

APPROVED :

Clerk, Scott Danelski

Chairman, John Wesely