

MINUTES OF THE 2024 BOARD OF APPEAL and EQUALIZATION MEETING

TOWN OF CHISAGO LAKE

APRIL 18, 2024

The Meeting was called to order at 1:30pm by Chair David Reed in the Board Room, at the Chisago County Government Center.

Supervisors present were David Reed, Wayne Houle and Sherry Stirling, along with Clerk Jeanette Peterson, representing Chisago Lake Township, Daryl Moeller, and Eric Wuotila, were present representing the Assessor's Office.

After calling the meeting to order, Chair Reed then turned the meeting over to County Assessor Daryl Moeller. Moeller explained the valuation process and reviewed the purpose of the Board of Equalization, and the process taxpayers may use to appeal their valuation. Each year a sales ratio study is conducted; sales between October 1, 2022, and September 30, 2023, are used for the basis of adjustments for the January 2, 2024, assessment date. Their goal is to assess each property fairly and equitable, so each property pays the appropriate amount of tax, no more, no less.

Chisago County's total 2024 estimated market value is \$9,455,099,600. Chisago Lake Township ratio is 11% of that. There was a total of 595 residential sales within Chisago County. A total of 32 residential sales within Chisago Lake Township. The total of new construction within Chisago Lake Township was \$6,780,500.

If you disagree with the decision made today you may attend the County Board of Appeal meeting scheduled for June 17, 2024. Appointments must be made by May 24, 2024, to attend.

Taxpayers signed in for the meeting.

Scott and Jane Weiss- 02.01557.00- 32620 N. Center Ct., - assessed value \$754,300.00. After reviewing a motion was made by Stirling, seconded by Houle, for no adjustment on assessed value. Motion carried.

Nick Kirvida - 02.01150.10- 28175 Lamar Ave., assessed value \$797,800.00. In August of 2023 Mr. Kirvida stated that he purchased the home for \$678,000, so he feels it is valued higher than it should be. After reviewing a motion was made by Houle, seconded by Stirling for no adjustment on assessed value. Motion carried.

Page 2 of the April 2024 Board of Appeal minutes

Moved on to recommendations by County assessor.

John Campa 02.01281.00 – 14018 Old Holt Ct. -- assessed value \$856,000. Assessor's recommended value is \$835,800. After review, a motion was made by Houle, seconded by Stirling to approve the assessor's recommended value. Motion carried.

Carl Lundeen 02.00679.00 – 32180 Oasis Rd, assessed value \$1,440,000. Assessors recommend a value of \$1,006,800.00 and change from Residential to Agricultural. Motion made by Houle seconded by Stirling to approve the assessor's recommendations. Motion carried.

Anne Kocon – 02.01639.00-12140 Mentzer Trl. – Received email that she wishes to appeal the value at 12140 Mentzer Trail and agrees to a “No Change” vote at the Township Board of Appeal meeting on April 18, 2024, since Eric Wuotila was unable to do an inspection prior to the meeting. A motion was made by Houle, seconded by Stirling. Motion carried.

A motion was made by Stirling, seconded by Houle to adjourn the meeting at 2:46 pm. Motion carried.

David J. Reed, Chairman
Chisago Lake Township

Jeanette Peterson, Clerk
Chisago Lake Township