

CITY OF CASSELTON
Thursday, April 13, 2017
TAX EQUALIZATION MEETING 7:00 P.M.
Council Chambers

Present: Mayor Lee Anderson, Councilmen Mike Eberhardt, Char Gust, Fred Wangler, Kent Buss, Charlie Francis and Joan Carvell. Also present: Assessor Paul Fracassi, Troy Roesler and City Auditor Sheila Klevgard.

The purpose of this meeting was to review assessment changes and hear any appeals. Valuations were increased across the board 10% on residential land and 5% on residential buildings. Fracassi presented a listing of 2016 property sales and the assessed valuations showing the new valuations will be an average of 95% of the sale prices. Vanguard will have all the city properties valued for 2018 which should bring everyone back in line.

A request for review was received from Johnson Farms for an increase of over \$91,500 when the land was replatted. Fracassi will notify the city on what valuation they change it to. Troy Roesler also requested a review for the last few years on which he will need to file a formal abatement to the county. His home was appraised in 2013 at \$360,000 and is now at \$403,000. Fracassi admitted there are great discrepancies in values in the Martins addition but that his valuation seemed appropriate. Abatement can be requested up to November 1st for 2015 & 2016. Fracassi will get a review done prior to November 1 so Roesler has time to file the abatement if needed.

Councilman Francis made a motion, seconded by Councilman Buss to approve a 10% increase on residential land and 5% on residential structures. All voted aye on voice vote except for Wangler; **motion passed**. Councilman Eberhardt made a motion, seconded by Councilman Gust to approve the assessment roll as presented. All voted aye on voice vote except for Wangler; **motion passed**.

Councilman Francis made a motion to adjourn at 7:38pm.

Respectfully Submitted,

Sheila K Klevgard
City Auditor