

PROCEEDINGS OF THE COUNTY  
BOARD OF APPEAL AND EQUALIZATION  
OF MOWER COUNTY, MINNESOTA,  
AT ITS REGULAR ANNUAL MEETING  
June 15, 2009

The Board of Appeal and Equalization of Mower County, Minnesota, convened their annual session in the Commissioner's room of the Mower County Courthouse at Austin, Minnesota, at 6:00 p.m. on June 15, 2009.

The following members were present and subscribed to the Oath of the Board of Appeal and Equalization:

Dave Tollefson, Chair  
Dick Lang  
Dave Hillier  
Ray Tucker  
Tim Gabrielson  
Douglas Groh, County Auditor-Treasurer

Staff Present: Craig Oscarson, County Coordinator  
Richard Peterson, Mower County Assessor  
Jody LeVasseur, Deputy Assessor  
Joy Kanne, Property Appraiser

Appellants: Mike Adams (Ice Haus Bed & Breakfast); Dave Lawrence; Vicki Fisher; Matthew Simonson

Mike Adams appealed the increase in the assessed value on parcel number 05.034.0010. Also, Mr. Adams raised an issue of an easement on his property due to a bridge replacement planned by the Mower County highway department. He questioned the increase in value in consideration of the current downturn in the real estate market and the "loss" of .84 acres to the easement.

Richard Peterson reported to the Board that the values were set on January 2, 2009. As part of the process, the assessors look at sales over a one-year period; the sales data used was from October 1, 2007 through September 30, 2008. The sales in this time frame do not necessarily reflect the current economy. In addition, Mower County market data indicates that Mower County has not been affected by the economy as much as other parts of Minnesota or the nation.

Mr. Peterson informed the Board that Mr. Adams increased value was all related to the home. Any issue with the easement would be subject to next year's board of review and equalization.

Dave Lawrence appealed the value on parcel number 23.003.0140 and 23.003.0100. Mr. Lawrence indicated that the property is wasteland / wet land and even though it was

platted for development in the 1800's, the site will never be developed. In addition, the site is within the City of Dexter limits and it cannot be used for hunting.

Vicki Fisher appealed the value on parcel 26.600.0210. She wishes to refinance and is unable to due to the difference on what she owes on it and the assessed value of the property. The assessor's office has done an on-site inspection of her home and has decreased the value within the last year.

Mathew Simonson appealed the value on parcel 34.520.0340 requesting a value of \$10,000 instead of \$14,200.

Richard Peterson reported that appellants Russell and Arlys May's parcel 11.035.0020 was reviewed and reassessed by the assessor's office earlier today. The value of the property was lowered due to errors in property information. Mr. May was satisfied with the re-evaluation and did not attend the meeting as scheduled.

Motion made by Commissioner Hillier, seconded by Commissioner Tucker to accept the corrected appraisal of \$203,000 for appellants Russell and Arlys May on parcel 11.035.0020 based on the on-site visit of the County Assessor. Motion carried.

Motion made by Commissioner Hillier, seconded by Commissioner Gabrielson to reject the appeal of Mathew Simonson in regard to the valuation of parcel number 34.520.0340. Motion carried.

Motion made by Commissioner Gabrielson, seconded by Commissioner Tucker to reject the appeal of Vicki Fisher in regard to the valuation of parcel number 26.600.0210. Motion carried.

Motion made by Commissioner Tucker, seconded by Commissioner Gabrielson to table the valuation appeal of Dave Lawrence to June 23, 2009 at 11:00 a.m. with a review of the property on Monday, June 22, 2009 at 9:00 a.m. Motion carried.

Motion made by Doug Groh, seconded by Commissioner Hillier to reject the appeal of Mike Adams, Ice Haus Bed and Breakfast, in regard to the valuation of parcel number 05.034.0010. Motion carried.

The Board recessed at 7:31 p.m. and reconvened at 7:34 p.m.

Richard Peterson, County Assessor, presented the report of 2009 valuations.

Motion made by Commissioner Gabrielson, seconded by Commissioner Lang to accept the Assessor's report. Motion carried.

Motion made by Commissioner Hillier, seconded by Commissioner Lang to recess the meeting at 8:45 p.m. until June 23, 2009 at 11:00 a.m. Motion carried.

**THE BOARD OF APPEAL AND EQUALIZATION**

**BY:** \_\_\_\_\_  
**Chairperson**

**Attest:**

**By:** \_\_\_\_\_  
**County Auditor-Treasurer**

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