

**OFFICE OF THE BOARD OF COUNTY COMMISSIONERS
OF BLAINE COUNTY
SPECIAL MEETING OF THE JUNE 2016 SESSION
BOARD OF EQUALIZATION**

First Day

Monday, July 11, 2016

Pursuant to Statutory Provisions, the Board of Blaine County Commissioners (BCC) met this day at 9:00 a.m. Present were Chairman Jacob Greenberg; Vice-Chair Angenie McCleary; Commissioner Lawrence Schoen; Assessor Valdi Pace; Chief Deputy Assessor Martha Heuston; Chief Deputy Clerk Leslie Londos; Deputy County Clerk Amy Rivkin; Appraisers Jim Williams and Melissa Fry; and Recording Secretary Sunny Grant.

Chairman Greenberg called the meeting to order at 9:00 a.m.

BOARD OF EQUALIZATION (BOE) PROPERTY ASSESSMENT APPEALS

McCleary moved, seconded by Schoen, to convene as the Board of Equalization. Motion carried unanimously.

WILLIAM BRANDON BROWN - RPB0000073001A

Appellant William Brandon Brown, Appraisers Jim Williams and Melissa Fry, and Blaine County Assessor Valdi Pace were sworn in by Chairman Greenberg.

Blaine County appraisers Jim Williams and Melissa Fry walked the entire Brown property and measured the structure. The main house square footage is 451sf less and the garage is 144sf less than the square footage used for original assessment. The appraisers also allowed an additional 2% depreciation on an unheated area of 176sf in the main house, which calculates out to about \$40sf reduction for that area. The 2016 property valuation for the land remains the same at \$81,705; and the revised 2016 valuation for the improvements is \$296,369, for a total 2016 assessed value of \$378,074. Brown accepted the revised assessor's valuation.

Schoen moved, seconded by McCleary, with respect to parcel RPB0000073001A, to approve a new 2016 assessed value, as recommended by the Assessor and agreed to by the property owner, for a total of \$378,074. Motion carried unanimously.

JULIAN GANZ - RPS073500C8670

Blaine County Appraiser Jim Williams remeasured the unit. The actual square footage is 2,211sf, about 180sf difference from original square footage, which calculates out to a reduced valuation from \$1,195,000 to \$1,105,500.

McCleary moved, seconded by Schoen, for Parcel RPS073500C8670, to change the 2016 assessed valuation to \$1,105,500, based on the assessor finding a smaller square footage. Motion carried unanimously.

Appraiser Williams said all units are different, and all have a different plat and are typically measured off a plat, so equalization is not necessary. The appraiser will review and remeasure units as requested.

ADJOURN

At the hour of 9:25 a.m., the BOE finding no more business before them adjourned.

Attest: _____ Approved _____
JoLynn Drage
County Clerk
Jacob Greenberg
Chairman