

**TAYLORS FALLS BOARD OF APPEALS MEETING  
COUNCIL CHAMBERS  
WEDNESDAY, APRIL 17, 2013 – 6:00 P.M.**

**MINUTES**

This Meeting was posted Monday, February 11, 2013 at City Hall and the Post Office.

The Taylors Falls City Council met for the purpose of Board of Appeals on Wednesday, April 17, 2013 at 6:00 p.m. in the council chambers at City Hall, 637 First Street, Taylors Falls, Minnesota.

**CALL TO ORDER:**

Mayor Buchite called the meeting to order at 6:02 p.m.

**PLEDGE OF ALLEGIANCE**

All those present at the meeting recited the Pledge of Allegiance to the United States flag.

**ROLL CALL:**

MEMBERS PRESENT: Mike Buchite, Ross Rivard, Larry Julik-Heine, Mary Jo Murphy

MEMBERS ABSENT: John Tangen

OTHERS PRESENT: Chisago County Assessors Patrick Proshek and Chase Peloquin

**BOARD OF APPEALS**

Mayor Buchite explained the process of appealing the estimated market value (EMV) of properties. He also reminded the Council that any property owner has the right to dispute the value established by the Assessor. However, the Board must assume that the Assessor is correct, and the property owner bears the burden of proof if challenged. He further explained that the Minnesota Property Tax Refund program is available to any qualified property owner.

Assessor Patrick Proshek reported that property values must be reviewed every five years, and he had visited nearly all the residential properties in the City. He would be evaluating all remaining residential and commercial properties in 2014. Proshek stated that there were several sales in the city that he was able to use as comparables, which were not foreclosure properties. The trend looked positive, although he predicted it would not continue very long. The total estimated market value of the City decreased in 2013 from \$62,451,800.00 to \$62,189,000 with \$62,169 worth of new improvements.

No property owners appeared before the Board.

**ADJOURN**

MOTION BY JULIK-HEINE/MURPHY TO ADJOURN THE 2013 BOARD OF APPEALS MEETING FOR THE CITY OF TAYLORS FALLS. MOTION CARRIED UNANIMOUSLY.

The Meeting adjourned at 6:15 p.m.

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Michael D. Buchite, Mayor

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Jo Everson, Clerk-Treasurer

**APPROVED:** MAY 13, 2013