

Cottonwood County Board of Commissioners
County Board of Appeal and Equalization Meeting
June 17, 2008

The Cottonwood County Board of Commissioners met for the annual County Board of Appeal and Equalization meeting on Tuesday, June 17, 2008 at 9:00 a.m. at the Cottonwood County Courthouse in Windom, MN. Presiding over the meeting was Chairman John Oeltjenbruns. Present for all or portions of the meeting were: Commissioners John Oeltjenbruns, Gary Sorenson, Tom White, Ron Kuecker, Norm Holmen; Administrative Assistant Kelly Thongvivong; Auditor/Treasurer Jan Johnson; County Attorney Doug Storey; County Assessor Gale Bondhus; Deputy Assessor Lisa Will. Also present were: Mary Ann Keffeler, Jean Fast, Dale Friesen, Raymond Shelstad, Roy Schmidt, Phil Johnson, Greg Johnson, Clifford Coons, Alice Coons and Tom Farrell.

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County Assessor Gale Bondhus presented assessment valuation changes from 2007 to 2008 to the Board. Value changes were made based on qualifying sales that took place in the county from 10/01/06 to 09/30/07. Bondhus presented 2008 estimated market value agricultural changes and 2008 new construction by class. She also reported on 2008 legislative changes affecting Cottonwood County.

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Roy Schmidt met with the board in regards to his property (Parcel 04.033.0601) in Carson Township. He questioned the classification of his building site and asked that the board leave his property as agricultural class for 2008 versus residential class.

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Greg Johnson met with the board in regards to his property (Parcel 08.004.0102) in Great Bend Township. He questioned the non-homestead classification on his house. He stated that he is living in the house but has the water turned off due to plumbing that is currently being done.

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Phil Johnson met with the board in regards to a property (Parcel 25.821.0830) owned by his son Buckwheat Johnson. He questioned the estimated market value on this house as well as a few additional houses in town. He feels that the values are too high especially for those with a fixed income and asked that the values be lowered for these individuals.

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Dale Friesen met with the board in regards to his business (Parcel 25.820.1080) located in Windom. He questioned the estimated market value as compared to other businesses in close proximity. He asked that the board consider concurring with the Windom City Council's recommendation to reduce the value from \$95,700 to \$72,700.

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Clifford & Alice Coons met with the board in regards to their property (Parcel 04.033.0200) in Carson Township. They questioned the residential classification of the building site and feel it should be classified as agricultural.

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After listening to the individuals that were present for the Board of Equalization and reviewing the information presented, the board acted as follows:

Motion by Sorenson, second by Kuecker, unanimous vote to approve agricultural class on Roy Schmidt's property (Parcel 04.033.0601).

Motion by Sorenson, second by Kuecker, unanimous vote to deny homestead on Greg Johnson's property (Parcel 08.004.0102) until new application and documentation is provided to the County Assessor. Gale Bondhus was asked to reissue a letter to Johnson asking him to provide more specific information in order for him to prove homestead status.

After reviewing information regarding Phil Johnson's concerns, there was a motion by Holmen, second by Kuecker, unanimous vote to make no adjustment to Parcel 25.821.0830 owned by Buckwheat Johnson.

Motion by Kuecker, second by White to leave Parcel 25.820.1080 owned by Dale Friesen as approved by the Windom City Council. Voting as follows: Aye: Holmen, Kuecker, White, Johnson. Nay: Sorenson. Motion carried. The estimated market value was changed from \$95,700 to \$72,700.

Motion by Sorenson, second by White to leave Parcel 04.033.0200 owned by Clifford & Alice Coons as residential classification and to ask the Department of Revenue to review the decision. Voting as follows: Aye: Sorenson, White, Johnson. Nay: Holmen and Kuecker. Motion carried.

Motion by White, second by Holmen to reverse the Windom City Council's decision to reduce Tod Quiring's value on Parcel 25.839.0065 and to restore the value to \$699,800, which is the amount originally assessed by the County Assessor. Voting as follows: Aye: White, Holmen, Sorenson, Kuecker, Johnson. Motion carried.

Motion by Holmen, second by Kuecker to reverse the Windom City Council's decision to reduce Tod Quiring's value on Parcel 25.022.5010 and to restore the value to \$624,700 (land and building), which is the amount originally assessed by the County Assessor. Voting as follows: Aye: Holmen, Kuecker, White, Johnson. Nay: Sorenson. Motion carried.

Motion by Sorenson, second by White, unanimous vote to accept the remainder of assessments as presented.

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There being no further business, the meeting adjourned at 12:40 p.m.

Jan Johnson, Auditor/Treasurer

John Oeltjenbruns, Board Chairman

Kelly Thongvivong, Bd. Adm. Assistant