

City of Pelican Rapids City Council Board of Review Meeting - 04-04-19

The City Council of the City of Pelican Rapids conducted the Board of Review Meeting on Thursday, 04-04-19, at 2:00 p.m., Council Chambers, City Hall. Mayor Brent E. Frazier, Council Members Steve Foster, Curt Markgraf, Steve Strand and Kevin Ballard were present. Administrator Don Solga, Clerk-Treasurer Danielle Heaton, Tom Rundle and Joel Dulski from the Otter Tail County (OTC) Assessor's Office were also present.

Mayor Frazier called meeting to order at 2:00 p.m.

Mayor Frazier reviewed the rules for the Local Board of Review. Any decisions made today by Council should be based on the classification and the estimated valuation of the property. Otter Tail County bases their valuation on sales from October 1, 2017 to September 30, 2018. The County adjusted the rate to increase residential homes and increase doublewides. There were twenty-one sales in Pelican Rapids.

The Otter Tail County Assessor's Office received three appeals on tax valuation.

Mary Jo Hultgren, 101 SE 1st Street, requested in writing that the value of her property be decreased due to the fact that her building is not completely rented out. OTC recommended no change based on the County recently updating the information. Motion by Ballard, seconded by Strand to follow the recommendation of the County Assessor's office and not change the value of 101 SE 1st Street. Motion passed unanimously.

Rehab Plus, 46 N Broadway, had a small shed removed. OTC recommended lowering the value based on the County being unaware the shed was removed. Motion by Strand, seconded by Foster to follow the recommendation of the County Assessor's office and reduce the valuation of 46 N Broadway. Motion passed unanimously.

Ramon Zavala, 216 NW 3rd Street, met with the Assessor's Office. A small porch the County had classified as finished is actually seasonal. OTC recommended classifying the property as slow construction as there are a few projects that are unfinished. Motion by Strand, seconded by Markgraf to approve the County recommendation of classifying it as slow construction which reduced the value of 216 NW 3rd Street. Motion passed unanimously.

Ramon Zavala, 120 NE 1st Street, met with the Assessor's Office. The finished basement was damaged, and there was exterior work that needs to be done. OTC recommended lowering the grade value of the property. Motion by Foster, seconded by Strand to approve the County's recommendation of lowering the grade of the house and making the adjustment for the basement at 216 NW 3rd Street. Motion passed unanimously.

Motion by Strand, seconded by Markgraf to adjourned the meeting at 3:00 p.m.



Danielle Heaton, MCMC
Clerk-Treasurer