

BOARD OF REVIEW

Time and Place: Tuesday, October 4, 2016 @ 9:00 a.m., in the Council Chambers at City Hall.

Members Present: Russ Tonelli, Carmen Siegel, Monty Raskin, Dennis Nicoliasen, and Aaron Zitzelsberger

Others Present: Anne Jacobson, Nan Giese, Robert Mayer, Kristeen Quale, Toni Rayala, Brian Formella, John Myshka, Keele Westcott

In accordance with Chapter 19, Wisconsin Stats., notice of this meeting was posted in three public buildings (City Hall, County Courthouse and Public Library) and faxed to the Daily Herald in the proper manner. It was noted a quorum was present and the meeting was called to order by Chair Siegel at 9:00 am.

1) DISCUSSION AND POSSIBLE ACTION ON REQUESTS FOR WAIVER OF HEARING.

Bon-Tons Stores: PIN #291-2907-362-0250; 300 Forest Street

Motion by Siegel, second by Tonelli to accept the objection. Roll call vote: Nicoliasen, yes; Tonelli, yes; Zitzelsberger, yes; Raskin, yes; Siegel, yes. Motion passed 5-0

Motion by Siegel, second by Tonelli to accept the requested waiver of Bon-Ton Stores for hearing of the Board of Review. Roll call vote: Nicoliasen, yes; Tonelli, yes; Zitzelsberger, yes; Raskin, yes; Siegel, yes. Motion passed 5-0.

US Bank: PIN#291-2907-253-0362; 401 North 5th Street

Motion by Siegel, second by Tonelli to not accept the objection because the form was incomplete. Roll call vote: Nicoliasen, yes; Tonelli, yes; Zitzelsberger, yes; Raskin, yes; Siegel, yes. Motion passed 5-0

Wisconsin Hospitality Group: PIN#291-2907-342-0953; 2221 Stewart Avenue

Motion by Siegel, second by Raskin to accept the objection. Roll call vote: Nicoliasen, yes; Tonelli, yes; Zitzelsberger, yes; Raskin, yes; Siegel, yes. Motion passed 5-0

Motion by Siegel, second by Tonelli to accept the requested waiver of Wisconsin Hospitality Group for hearing of the Board of Review. Roll call vote: Nicoliasen, yes; Tonelli, yes; Zitzelsberger, yes; Raskin, yes; Siegel, yes. Motion passed 5-0.

2) DECIDE WHETHER TO HEAR OR DENY ANY OBJECTIONS FILED AFTER THE FIRST MEETING BUT BEFORE THE END OF THE FIFTH DAY OR LAST DAY IN SESSION WITH EVIDENCE OF EXTRAORDINARY CIRCUMSTANCES.

None were approved.

3) SCHEDULE AND OR RESCHEDULE ANY SCHEDULED HEARINGS, IF NECESSARY.

Hear/Deny Objections or Schedule Objection Hearings to another date and time for objections filed during first two hours in session upon show of good cause for failure to meet 48 hour notice requirement and Hear/Deny Objections or Schedule Objection Hearings to another date and time for objections filed after the first two hours but up to the end of the fifth day of session or up to the end of the final day of the session if less than five days upon acceptance of evidence of extraordinary circumstances which prevented the timely filing of same.

4) HEAR OBJECTIONS SCHEDULED:

9:00 am Hearing RE: Kevin & Anne Flaherty

PIN# 291-2907-254-0001; 1206 Troy Street, Wausau, WI 54403, Agent: Atty. Brian G. Formella.

Siegel introduced the objection of Kevin & Anne Flaherty for property at 1206 Highland Park Blvd. The following individuals present were sworn in: Brian Formella, agent; City Assessor: Nanette Giese, Property Appraisers: Kristeen Quale, Robert Mayer. Testimony was taken by both parties. Two exhibits were placed on file on behalf of the objector. Two exhibits were placed on file on behalf of the assessor. Board deliberated on the testimony and made the following determination.

Motion by Siegel, second by Tonelli to affirm the assessment; that the assessor's valuation is correct; that the assessor presented evidence of fair market value of the subject property using assessment methods which conform to the statutory requirements which are outlined in the Wisconsin Property Assessment manual; that the assessor presented evidence of proper classification of the subject property using assessment methods which conform to the statutory requirements which are outlined in the Property Assessment manual. That the property owner did not present sufficient evidence to rebut the assumption of correctness granted by law to the assessor; that the assessor's valuation is reasonable and in light of all of the relevant evidence, and that sustains the same valuation that was set by the assessor. Roll Call Vote: Tonelli-aye, Nicoliasen-aye, Siegel-aye, Raskin-aye, Zitzelsberger-aye. Motion carried 5-0.

11:00 am Hearing RE: John Myshka

PIN#291-2908-183-0003; 1506 Pine View Lane, Wausau, WI 54403

Siegel introduced the objection of John Myshka for property at 1506 Pine View Lane. The following individuals present were sworn in: John Myshka, owner; City Assessor: Nanette Giese, Property Appraisers: Kristeen Quale, Robert Mayer. Testimony was taken by both parties. Zero exhibits were placed on file on behalf of the objector. One exhibit was placed on file on behalf of the assessor. Board deliberated on the testimony and made the following determination.

Motion by Nicoliasen, second by Zitzelsberger, based on the responsibilities of the Board of Review and on the testimony of both Mr. Myshka and from the assessor's office, move to sustain the assessment as it was presented today. Roll Call Vote: Tonelli-No, Nicoliasen-aye, Siegel-aye, Raskin-no, Zitzelsberger-aye. Motion carried 3-2.

1:30 pm Hearing RE: Peep Shine (Patricia Kittel – Owner)

Personal Property Objection of Peep Shine LLC, located at 3941 Troy Street, Wausau, WI 54403. No one showed up for any discussion or deliberation.

Lunch break: reconvened at 2:09 pm.

2:00 pm Hearing RE: Keele Westcott - Owner

PIN#291-2907-244-0186, 824 Augusta Avenue, Wausau, WI 54403

Siegel introduced the objection of Keele Westcott for property at 824 Augusta Avenue. The following individuals present were sworn in: Keele Westcott, owner; City Assessor: Nanette Giese, Property Appraisers: Kristeen Quale, Robert Mayer. Testimony was taken by both parties. One exhibit was placed on file on behalf of the objector. One exhibit was placed on file on behalf of the assessor. Board deliberated on the testimony and made the following determination.

Motion by Tonelli, second by Nicoliasen to sustain the assessor's evaluation, the objector hasn't proven that that assessor's valuation is incorrect; that the Assessor's valuation is correct. Roll Call Vote: Tonelli-aye, Nicoliasen-aye, Siegel-aye, Raskin-aye, Zitzelsberger-aye. Motion carried 5-0.

3:00 pm Hearing RE: Vallee Family Trust, Denise Sauter - Agent

PIN#291-2907-024-0063, 916 Sturgeon Eddy Road, Wausau, WI 54403

Siegel introduced the objection of Vallee Family Trust for property at 916 Sturgeon Eddy Road. The following individuals present were sworn in: Denise Sauter, agent; City Assessor: Nanette Giese, Property Appraisers: Kristeen Quale, Robert Mayer. Testimony was taken by both parties. One exhibit was placed on file on behalf of the objector. One exhibit was placed on file on behalf of the assessor. Board deliberated on the testimony and made the following determination.

Motion by Tonelli, second by Nicoliasen, to sustain the assessor's evaluation, the objector hasn't proven that that assessor's valuation is incorrect: that the Assessor's valuation is correct. Roll Call Vote: Tonelli-aye, Nicoliasen-aye, Siegel-aye, Raskin-aye. Motion carried 4-0.

Meeting adjourned until Thursday, October 6, 2016, at 4:50 p.m.