

2021 JULY BOARD OF REVIEW MINUTES
Tuesday, July 20, 2021

Chairperson James Grzelak called the 2021 July Board of Review meeting to order on Tuesday, July 20, 2021 at 9:30 am. The meeting took place at Brighton City Hall, 200 N. First St. Brighton MI 48116. Due to The Covid-19 this meeting was held remotely.

Members Present: James Grzelak, Derek Daskaluk, Shannon Frydl, & Alternate Susan Gloster. Staff: Assessing Intern Andrew Baker and Assessor of record Colleen Barton.

Colleen Barton, secretary of records for the Board of Review conducted roll call. All members were present.

Member James Grzelak opened the call to the public. Hearing None. Member James Grzelak closed the call to the public.

Motion made by James Grzelak, seconded by Derek Daskaluk to approve the 2021 March Board of Review minutes from March 8th, 10th, & 22nd, 2021 as presented, motion carried without objection.

Board of Review began hearing appeals.

Member James Grzelak opened the second call to the public. Resident, Susan Bakhaus spoke at the call to the public.

Member James Grzelak motioned to adjourn the meeting at 9:51 am, second by Derek Daskaluk, motion carried without objection.

2021 July Board of Review Petition List

Case #	Class	Tax Code	Name	DDA District	2021 AV	2021 TV	2021 BR/AV	2021 BR/TV	Current PRE	JBOR PRE	(+/-AV)	(+/-TV)	REASON
20-001	407	4718-05-101-026	David B Janda		\$97,000	\$97,000	\$97,000	\$97,000	0%	100%	\$0	\$0	RECEIVED LATE FILE PRE ON 4/15/2021 (VIA EMAIL) WITH THE EFFECTIVE DATE OF 8/21/2019. REQUESTED TO TAKE TO THE 2021 JULY BOARD OF REVIEW TO APPLY PRE FOR 2020 & 2021. PROVIDED PROOF OF RESIDENCY PROVIDED. AFTER REVIEW THE BOARD ACCEPTED PRE AND PROOF OF RESIDENCY AS FILED AND APPLIED THE PRE FOR 2020 & 2021.
20-002	401	4718-06-101-087	John & Wendy Early		\$173,400	\$129,769	\$173,400	\$129,769	0%	100%	\$0	\$0	ASSESSORS CHANGE - CLERICAL ERROR. RE-APPLIED PRE FOR 2021 THAT WAS MISTAKENLY REMOVED FROM THE ROLL BY ASSESSOR WHEN THE QUIT CLAIM DEED WAS ENTERED. AFTER REVIEW BOARD REINSTATED THE PRE FOR 2021.
20-003	401	4718-06-201-051	Christopher & Jennifer Fisher		\$111,400	\$111,400	\$101,700	\$101,700	100%	100%	(\$9,700)	(\$9,700)	CLERICAL ERROR, 1,000 SF OF LIVING FINISHED BASEMENT WAS ADDED TO THE ASSESSMENT ROLL BY MISTAKE. THIS HOME IS A TRI-LEVEL WITH THE BI-LEVEL AREA ON THE SYSTEM ALREADY AT 100%. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$111,400 TO \$101,700 AND THE TAXABLE VALUE FROM \$111,400 TO \$101,700.
20-004	401	4718-30-307-064	England Samuel & Ashley Eaton-England		\$129,200	\$126,040	\$129,200	\$126,040	0%	100%	\$0	\$0	RECEIVED LATE FILE PRE ON 6/28/2021 (VIA EMAIL) HOWEVER DID NOT BECOME A MICHIGAN RESIDENT TILL 7/10/2020 THE EFFECTIVE DATE ON THE PRE IS 8/13/2019 BUT BECAUSE SHE DID NOT BECOME A MICHIGAN RESIDENT TILL 7/10/2020 SHE DOES NOT QUALIFY FOR A 2020 PRE. PROVIDED PROOF OF RESIDENCY AND A COPY OF THE FRONT AND BACK OF HER DRIVERS LICENSE WITH THE ISSUE DATE OF 7/10/2020. AFTER REVIEW THE BOARD ACCEPTED PRE AND PROOF OF RESIDENCY AS WITH THE EFFECTIVE DATE OF 7/10/2020 AND THEREFORE APPLIED A PRE FOR 2021 ONLY.
20-005	407	4718-30-407-002	John Celli		\$42,000	\$4,326	\$42,000	\$4,326	0%	100%	\$0	\$0	RECEIVED LATE FILE PRE ON 6/11/2021 WITH THE EFFECTIVE DATE OF 5/22/2021. RECEIVED THE LATE FILE PRE AFTER THE TAX BILLS WERE BALANCED WITH THE COUNTY. AFTER REVIEW THE BOARD ACCEPTED PRE AS FILED.
20-006	401	4718-31-301-100	Rustina Joy Booker		\$146,600	\$146,600	\$146,600	\$101,835	0%	100%	\$0	(\$44,765)	ASSESSOR CHANGE - A DEED WAS PUT ON THIS PROPERTY BY MISTAKE AND THE PROPERTY WAS UNCAPPED AND THE PRE WAS REMOVED. THIS IS A CLERICAL ERROR. UPON REVIEW THE BOARD RECAPPED THE PROPERTY AND APPLIED THE PRE. TOOK AV FROM 146,600 TO 146,600 AND TV FROM 146,600 TO 101,835.
20-007	407	4718-30-312-003	David & Diane Gulau	DDA 3	\$154,600	\$126,128	\$108,600	\$96,140	100%	100%	(\$46,000)	(\$29,988)	CLERICAL ERROR - RESIDENTIAL BUILDING DATA ENTERED INCORRECT. THE EFFECTIVE AGE WAS ENTERED AS 3 AND IT ACUTALLY SHOULD BE 1, THE CLASS WAS ENTERED IN AS C + 10 WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD BE ONE (1) INTERIOR UNIT. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$154,600 TO \$108,600 AND THE TV FROM \$126,128 TO \$96,140.

Case #	Class	Tax Code	Name	DDA District	2021 AV	2021 TV	2021 BR/AV	2021 BR/TV	Current PRE	JBOR PRE	(+/-AV)	(+/-TV)	REASON
20-008	407	47148-30-312-002	Steven Cox & Erica Miller	DDA 3	\$134,700	\$106,228	\$96,500	\$81,219	0%	0%	(\$38,200)	(\$25,009)	CLERICAL ERROR - RESIDENTIAL BUILDING DATA ENTERED INCORRECT. THE EFFECTIVE AGE WAS ENTERED AS 3 AND IT ACUTALLY SHOULD BE 1, THE CLASS WAS ENTERED IN AS C + 10 WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD BE ONE (1) INTERIOR UNIT. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$134,7000 TO \$96,500 AND THE TV FROM \$106,228 TO \$81,219.
20-009	407	4718-30-312-001	Innovant Brighton LLC	DDA 3	\$168,100	\$139,628	\$98,300	\$89,130	0%	0%	(\$69,800)	(\$50,498)	SHOULD BE 1, THE CLASS WAS ENTERED IN AS B WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD ONLY BE ONE (1). AFTER REVIEW THE BOARD CHANGE THE AV FROM \$168,100 TO \$98,300 AND THE TV FROM \$139,628 TO \$89,130.
20-010	407	4718-30-312-004	Innovant Brighton LLC	DDA 3	\$154,600	\$126,128	\$108,600	\$92,849	0%	0%	(\$46,000)	(\$33,279)	CLERICAL ERROR - RESIDENTIAL BUILDING DATA ENTERED INCORRECT. THE EFFECTIVE AGE WAS ENTERED AS 3 AND IT ACUTALLY SHOULD BE 1, THE CLASS WAS ENTERED IN AS C + 10 WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD BE ONE (1) INTERIOR UNIT. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$154,600 TO \$108,600 AND THE TV FROM \$126,128 TO \$92,849.
20-011	407	4718-30-312-005	Innovant Brighton LLC	DDA 3	\$154,600	\$126,128	\$108,600	\$92,849	0%	0%	(\$46,000)	(\$33,279)	VA EXEMPTION GRANTEDCLERICAL ERROR - RESIDENTIAL BUILDING DATA ENTERED INCORRECT. THE EFFECTIVE AGE WAS ENTERED AS 3 AND IT ACUTALLY SHOULD BE 1, THE CLASS WAS ENTERED IN AS C + 10 WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD BE ONE (1) INTERIOR UNIT. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$154,600 TO \$108,600 AND THE TV FROM \$126,128 TO \$92,849.
20-012	407	4718-30-312-006	Innovant Brighton LLC	DDA 3	\$154,600	\$126,128	\$108,600	\$92,849	0%	0%	(\$46,000)	(\$33,279)	CLERICAL ERROR - RESIDENTIAL BUILDING DATA ENTERED INCORRECT. THE EFFECTIVE AGE WAS ENTERED AS 3 AND IT ACUTALLY SHOULD BE 1, THE CLASS WAS ENTERED IN AS C + 10 WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD BE ONE (1) INTERIOR UNIT. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$154,600 TO \$108,600 AND THE TV FROM \$126,128 TO \$92,849.
20-013	407	4718-30-312-007	256 N First LLC	DDA 3	\$134,700	\$106,228	\$86,100	\$71,068	0%	0%	(\$48,600)	(\$35,160)	CLERICAL ERROR - RESIDENTIAL BUILDING DATA ENTERED INCORRECT. THE EFFECTIVE AGE WAS ENTERED AS 3 AND IT ACUTALLY SHOULD BE 1, THE CLASS WAS ENTERED IN AS C + 10 WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD BE ONE (1) INTERIOR UNIT. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$137,700 TO \$86,100 AND THE TV FROM \$106,228 TO \$71,068.

20-014	407	4718-30-312-008	Craig McMullen & Alexandra Hamway	DDA 3	\$132,900	\$104,428	\$98,300	\$79,397	100%	100%	(\$34,600)	(\$25,031)	CLERICAL ERROR - RESIDENTIAL BUILDING DATA ENTERED INCORRECT. THE EFFECTIVE AGE WAS ENTERED AS 3 AND IT ACUTALLY SHOULD BE 1, THE CLASS WAS ENTERED IN AS C + 10 WHEN IT IS ACTUALLY A CLASS BC, AND THE PROPERTY WAS MARKED THAT IT HAD TWO (2) EXTERIR UNITS WHEN THERE SHOULD BE ONE (1) EXTERIOR UNIT. AFTER REVIEW THE BOARD CHANGE THE AV FROM \$132,900 TO \$98,300 AND THE TV FROM \$104,428 TO \$79,397.
20-015	401	4718-06-101-123	Ryan R Vawter		\$180,364	\$180,364	\$180,364	\$180,364	0%	100%	\$0	\$0	CLERICAL ERROR - RECEIVED PRE ON 2/10/2020 WITH AN EFFECTIVE DATE OF 3/7/2020. THIS WAS NEVER ENTERED INTO THE SYSTEM. AFTER REVIEW THE BOARD ACCEPTED PRE AS FILED AND APPLIED THE PRE FOR 2021.
Case #	Class	Tax Code	Name	DDA District	2021 AV	2021 TV	2021 BR/AV	2021 BR/TV	Current PRE	JBOR PRE	(+/-AV)	(+/-TV)	REASON
PA-001	401	4718-31-100-040	Linda Wolkow		\$99,900	\$66,856	\$0	\$0	100%	100%	(\$99,900)	(\$66,856)	2021 POVERTY EXEMPTION APPLICATION. AFTER REVIEW BOARD ACCEPTED THE POVERTY EXEMPTION APPLICATION AS FILED AND APPLIED 100% EXEMPTION THAT CHANGED THE ASSESSED
PA-002	407	4718-30-311-103	Charing Bostic	DDA 3	\$143,400	\$143,400	\$143,400	\$143,400	100%	100%	\$0	\$0	2021 POVERTY EXEMPTION APPLICATION. AFTER REVIEW BOARD DENIED APPLICATION AS FILED. THE APPLICANT'S INCOME IS OVER THE FEDERAL INCOME LEVEL OF \$12,760 AND ALSO THEIR THEY ARE OVER THE ASSET TEST LEVEL OF \$20,000.
VA-014	407	4718-06-105-026	Robert J Kulka Jr		\$155,400	\$155,400	\$0	\$0	100%	100%	(\$155,400)	(\$155,400)	DISABLED VETERANS EXEMPTION APPLICATION 2021. AFTER REVIEW BOARD ACCEPTED VA EXEMPTION AS FILED. ADJUSTED THE AV FROM \$155,400 TO ZERO AND TV FROM \$155,400 TO ZERO.
VA-015	401	4718-31-302-033	David & Lina Howell		\$74,900	\$48,944	\$0	\$0	100%	100%	(74,900)	(\$48,944)	DISABLED VETERANS EXEMPTION APPLICATION 2021. AFTER REVIEW BOARD ACCEPTED VA EXEMPTION AS FILED. ADJUSTED THE AV FROM \$74,900 TO ZERO AND TV FROM \$48,944 TO ZERO.
VA-016	407	4718-31-307-136	Kenneth & Nancy McQuade		\$117,000	\$100,614	\$0	\$0	100%	100%	(117,000)	(\$100,614)	DISABLED VETERANS EXEMPTION APPLICATION 2021. AFTER REVIEW BOARD ACCEPTED VA EXEMPTION AS FILED. ADJUSTED THE AV FROM \$117,000 TO ZERO AND TV FROM \$100,614 TO ZERO.
VA-017	401	4718-06-101-038	Mauricio & Rachael Castrolopes		\$152,700	\$143,886	\$0	\$0	100%	100%	(\$152,700)	(\$143,886)	DISABLED VETERANS EXEMPTION APPLICATION 2021. AFTER REVIEW BOARD ACCEPTED VA EXEMPTION AS FILED. ADJUSTED THE AV FROM \$152,700 TO ZERO AND TV FROM \$143,886 TO ZERO.

Case #	Class	Tax Code	Name	DDA District	2020 AV	2020 TV	2020 BR/AV	2020 BR/TV	Current PRE	JBOR PRE	(+/-AV)	(+/-TV)	REASON
20-016	407	4718-05-101-026	David B Janda		\$99,100	\$99,100	\$99,100	\$99,100	0%	100%	\$0	\$0	RECEIVED LATE FILE PRE ON 4/15/2021 (VIA EMAIL) WITH THE EFFECTIVE DATE OF 8/21/2019. REQUESTED TO TAKE TO THE 2021 JULY BOARD OF REVIEW TO APPLY PRE FOR 2020 & 2021. PROVIDED PROOF OF RESIDENCY PROVIDED. AFTER REVIEW THE BOARD ACCEPTED PRE AND PROOF OF RESIDENCY AS FILED AND APPLIED THE PRE FOR 2020 & 2021.

Case #	Class	Tax Code	Name	DDA District	2019 AV	2019 TV	2019 BR/AV	2019 BR/TV	Current PRE	JBOR PRE	(+/-AV)	(+/-TV)	REASON
									0%	0%	\$0	\$0	

Case #	Class	Tax Code	Name	DDA District	2018 AV	2018 TV	2018 BR/AV	2018 BR/TV	Current PRE	JBOR PRE	(+/-AV)	(+/-TV)	REASON
									0%	0%	\$0	\$0	