



City of Brighton

Assessing

2018 MARCH BOARD OF REVIEW MINUTES

Wednesday, March 14, 2018

Member Jenny Fredenburg called the meeting to order on Wednesday, March 14, 2018 at 5:00 pm. The meeting took place at Brighton City Hall Council Chambers, 200 N. First Street, Brighton, MI 48116.

Present: Members: Jenny Fredenburg, Sue Ellen Ikens, and alternate member Larry Schillinger, Assessor of record Colleen Barton, and Assistant Assessor James Munson. There were no members of the public. Colleen Barton will act as secretary to the Board of Review.

Motion made by member Jenny Fredenburg to excuse Chairperson Colleen Jorgensen due to illness. Seconded by member Larry Schillinger. Motion carried.

Call to the Public. Hearing none.

Call to the Public closed.

Appeal began.

Discussion and decisions.

See Attached:

Member Jenny Fredenburg adjourned the meeting at 9:00 pm.



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2018 March Board of Review Petition List / Minutes

Wednesday, March 14, 2018

City of Brighton Council Chambers

Members Present: Jenny Fredenburg, Sue Ellen Ikens, and Larry Schillinger

Petition #	Parcel #	Owner's Name	Property Address
14-001	4718-06-106-020	MIKULEC ZACHARY	8228 HEATHERTREE LN
<u>Board of Review Comment:</u> PETITIONER FEELS THE TCV OF THE HOME IS \$365,000 TO \$375,000. "HIGHEST IN NEIGHBORHOOD, VALUE NOT CONSISTENT." COMPARABLES SUBMITTED 8171 LEE RD, 8189 LEE RD, 8324 HEATHER TREE LN, 6456 BLACK WALNUT ST, & 6390 BLACK WALNUT ST. AFTER REVIEW BOARD DETERMINED THE ASSESSMENT WAS DETERMINED TO BE ACCURATE.			

Petition #	Parcel #	Owner's Name	Property Address
14-002	4718-06-102-021	TOMINAC DOROTHY TRUST	1234 CEDARWOOD DR
<u>Board of Review Comment:</u> PETITIONER FEELS THE TCV OF THE HOME IS \$220,000. "ASSESSED VALUE INCREASED 53% OVER 2017 AMOUNT WITH NO CHANGES TO PROPERTY OR NEIGHBORHOOD. RECENT SALES SUPPORT AN ESTIMATED VALUE OF \$220,000 NOT \$352,000 AS ASSESSED. LERK MENTIONED CLERICAL ERROR MADE WHEN ENTERING DATA." COMPARABLES SUBMITTED 2244 WILLOW TREE DR, 1352 CEDARWOOD DR. AFTER REVIEW BOARD DID A MARKET ADJUSTMENT AND CHANGED THE AV FROM \$176,100 TO \$115,885. THEY LEFT THE TV AT \$81,018.			

Petition #	Parcel #	Owner's Name	Property Address
14-003	4718-06-103-020	KANE JEANETTE N & JASON M	1031 LONG LEAF CT
<u>Board of Review Comment:</u> PETITIONER FEELS THE TCV OF THE HOME IS \$276,250. " THE AVERAGE SALE PRICE OF HOMES IN OUR AREA IS \$276,250. WE ARE CURRENTLY ASSESSED AT A VALUE OF \$325,000. AS A RESULT OF THIS ASSESSMENT, OUR PROPETY TAXES HAVE GONE UP \$1,478 IN ONE YEAR." COMPARABLES SUBMITTED 999 LINCON DR, 1008 LINCON DR, 8519 LEE RD, 981 LINCOLN, 1035 WELLES CT, & 1029 WELLES CT. AFTER REVIEW BOARD DID A MARKET ADJUSTMENT AND CHANGED THE AV/TV FROM \$162,200 TO \$146,100.			

Petition #	Parcel #	Owner's Name	Property Address
14-004	4718-30-403-031	KAY KIMBALL A & DAWN E & DIANE KA	220 N EAST ST
<u>Board of Review Comment:</u> PETITIONER FEELS THE TCV OF THE HOME IS \$89,000. " ASSESSOR REPORTED VALUE WAS INCREASED DUE TO WALK-OUT BASEMENT. HOUSE DOES NOT HAVE WALK-OUT BASEMENT BUT THERE IS A PARTIAL 1/2 DOOR TO A CELLAR." NO COMPARABLES SUBMITTED. AFTER REVIEW BOARD DETERMINED THE ASSESSMENT WAS DETERMINED TO BE ACCURATE.			

Petition #	Parcel #	Owner's Name	Property Address
14-005	4718-06-109-025	PRIEST JEFFREY & CHRISTINE	6269 NORTHRIDGE WOODS DR
<u>Board of Review Comment:</u> PETITIONER FEELS THE TCV OF THE HOME IS \$320,000. "I SEE HOURSSES WITH THE SAME SQ. FT. ALL LOWER - ALSO 3 CAR CONDOS ARE ASSESSED AS MINE. BUILDER QUOTED TAXES MUCH LOWER. COMPARABLES SUBMITTED 6293 NORTHRIDGE WOODS DR, 931 LILY POND DR, 6379 PASTURE LANE, 6266 BUTTERNUT CIR, 6255 BUTTERNUT CIR, 6263 BUTTERNUT CIR, 6258 BUTTERNUT CIR, 6274 NORTHRIDGE DR, 6261 NORTHRIDGE WOODS DR, 6277 NORTHRIDGE DR, 6301 NORTHRIDGE WOODS DR, 6282 NORTHRIDGE WOODS DR, 6205 BUTTERNUT CIR. PER OWNER CHRISTINE PRIEST COMING TO THE BOR SHE STATED SHE ONLY PAID \$295,000 THE REST WAS UPGRADES (\$17,963). AFTER REVIEW BOARD DID A MARKET ADJUSTMENT AND CHANGED THE AV/TV FROM \$165,500 TO \$157,600.			

Petition #	Parcel #	Owner's Name	Property Address
14-007	4718-06-103-030	JURKOVIC MARKO & SARAH	1084 LONG LEAF CT
<u>Board of Review Comment:</u>			



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PETITIONER FEELS THE TCV OF THE PROPERTY IS \$282,333. "SALE PRICE OF HOME SIGNIFICANTLY LOWER THAN ASSESSED VALUE. ALSO SIGNIFANT REPAIRS ARE NEEDED WHICH BRINGS DOWN THE VALUE OF THE HOME." COMPAIRABLES SUPPLIED 1047 LINCOLN DR, 1043 LONG LEAF CT, & 531 HIGHTREE CT. AFTER REVIEW BOARD DETERMINED THE ASSESSMENT WAS DETERMINED TO BE ACCURATE.

Petition #	Parcel #	Owner's Name	Property Address
14-008	4718-06-101-139	PASSAGE KYLE & LINDSAY L	8423 LEE RD
<u>Board of Review Comment:</u> PETITIONER FEELS THE TCV OF THE HOME IS \$320,000. " FINISHED SQUARE FOOTAGE IN MY HOUSE IS LESS THAN HOMES IN THE SAME SUBDIVISION. OUR HOUSE HAS THE HIGHEST ASSESSED VALUE." COMPARABLES SUBMITTED. 531 HIGHTREE CT, 1236 BAYWOOD CIR, 1092 MAPLEGROVE CT, 1032 PEACHWOOD CT. AFTER REVIEW BOARD DETERMINED THE ASSESSMENT WAS DETERMINED TO BE ACCURATE.			
Petition #	Parcel #	Owner's Name	Property Address
14-009	4718-31-101-001	PUMFORD RYAN	223 S SEVENTH ST
<u>Board of Review Comment:</u> PETITIONER FEELS THE TCV OF THE HOME IS \$164,000. "TAXES / ASSESSMENT TO HIGH." COMPARABLES SUBMITTED 306 BRIGHTON LAKE RD & 1011 MADISON. AFTER REVIEW BOARD DID A MARKET ADJUSTMENT AND CHANGED THE AV/TV FROM \$92,900 TO \$91,200.			