

Final Board of Review for the Town of Townsend Wednesday, June 10, 2020

Chairperson Carla Van Camp called the adjourned Board of Review for the Town of Townsend to order at 3:30pm at the Townsend Town Hall, 16564 Elm Street, Townsend, WI 54175

Present were Chairperson Carla Van Camp, Supervisor Linda Adamczyk, Clerk Linda Ziegler and Assessor Jef Muelver. Supervisor Bowman was unavailable, but since the town would not be hearing any cases, we could hold the meeting with three BOR members plus the Assessor.

Clerk Ziegler verified that proper notices were posted for the Final Board of Review at the Townsend Post Office, town bulletin board, the door of the town hall, Laona State Bank, Townsend Branch, the Townsend website on May 15, 2020 and in the Oconto County Reporter May 20, 2020.

Chairperson Van Camp asked the clerk if she verified the Townsend Assessment Roll. Clerk Ziegler answered yes and signed the book. Van Camp asked the Assessor if the affidavit was signed, which he responded it was. Van Camp asked if there were any objections, which there are not.

Adamczyk made the motion to approve the minutes from the August 7, 2019 Final Board of Review, 2nd by Ziegler – M/A

Muelver said the Townsend list of sales in 2019 totaled 215. So far in 2020, there are 13 new homes going up and 32 new accessory building.

The submission report was sent June 8. New net construction is 3.1Million residential and \$115,000 personal property. This personal property is the communication tower on Red Maple which the DOR should credit us. Muelver will follow up.

Because of the Covid-19 pandemic, Muelver had some challenges, but was able to accomplish his inspections without knocking on doors. He mailed 112 notices and responded to just 4 calls as a result. Some of the properties will have to be revisited to get better description.

Muelver explained that a new home on County T did not get a notice due to a wrong address and missed the BOR deadline.

Van Camp asked about the Red Arrow exemption from personal property. Muelver stated that they have the right to file for exemption, but he is responsible to review and, if it is necessary to refuse the request, there would be bases for it. Since Red Arrow is a recreation oriented, there is no statute to allow exemption. They are only taxed on the building and the assessment is very conservative, (\$73,000.00) which is typical for this type of construction. The Red Arrow equipment is exempt by statutes and the furnishings are not being taxed since Muelver could not get an inventory.

The 2020 Town Assessment is: Real Estate Value - \$307,452,100.00, Personal Property - \$491,200.00

Van Camp said the Board of Review has been in session for the required two hours and has concluded with no objections or decisions to make. Adamczyk made the motion to adjourn at 5:30, 2nd by Ziegler, - M/A

***Minutes approved June 17, 2021
Linda Ziegler, Clerk***