

**MINUTES  
MINNETONKA CITY COUNCIL  
BOARD OF REVIEW MEETING  
WEDNESDAY, APRIL 26, 2006**

**1. CALL TO ORDER.**

Mayor Callison called the meeting to order at 6:30 p.m.

**2. ROLL CALL.**

Councilmembers Tony Wagner, Terry Schneider, Bob Ellingson, Al Thomas, and Jan Callison were present. Councilmembers Dick Allendorf and Brad Wiersum were excused.

**3. INTRODUCTORY REPORT.**

City Assessor Richard Toy reviewed the addendum regarding Petition 16 and gave the staff report. He thanked the appraisers, Joe Dabruzzo, Michele Gelo, Eric Johnson, Rebecca Malmquist, and Amy Weber, assessment specialist, Denise Ostlund, and the advisors, Joel Shields, Tom Selseth, Terry Hullsiek, Larry Kriedberg, Holly Dahlen, and Herb Bacal, for their work.

Toy noted for the record that a quorum of the board is present, and also that three members – Callison, Schneider, and Thomas – have completed the State of Minnesota certification training for the local Board of Review.

Toy announced that a property owner listed on the agenda may further appeal their market value to the Hennepin County Board of Review that meets in June by calling 612-348-7050. He said the board's certification will be submitted to the county and will include all of the appeals listed on the agenda and any changes adopted by the board.

**4. APPEALS TO THE BOARD OF REVIEW.**

Callison read the petitioners, the assessor's 2006 values, and the advisors' recommendations into the record as follows:

**A. Petitions received on or before March 31, 2006:**

	<u>PETITIONER</u>	<u>2006 VALUE</u>	<u>ASSESSOR'S 2006 VALUE</u>	<u>ADVISORS' RECOMMENDATION</u>
1)	Ralph E. Richardson 3049 Lake Shore Blvd Minnetonka MN 55391 PID: 17-117-22-12-0045	\$ 588,000	\$1,121,300	\$ 989,300
2)	Ethel J. Smith 3128 Lake Shore Blvd Minnetonka MN 55391  PID: 17-117-22-12-0039	\$ 177,400	\$ 236,700	\$ 236,700
3)	Jay D. Peterson Thomas M. Hayden 16609 Cottage Grove Ave Minnetonka MN 55391  PID: 17-117-22-13-0091	\$ 289,600	\$ 342,900	\$ 342,900
4)	James H. Dietz 12813 April La Minnetonka MN 55305  PID: 15-117-22-11-0035 This item was pulled for discussion by Schneider.	\$ 195,700	\$ 217,400	\$ 247,000
5)	Rick E. Smith Victoria S. Smith 2212 Oakland Rd Minnetonka MN 55305  PID: 10-117-22-21-0050		CANCELED	N/A
6)	Jerry W. Froelich Georgia L. Froelich 223 Willoughby Way E Minnetonka MN 55305  PID: 01-117-22-22-0169	\$ 665,000	\$ 682,200	\$ 669,000

	<u>PETITIONER</u>	<u>2006 VALUE</u>	<u>ASSESSOR'S 2006 VALUE</u>	<u>ADVISORS' RECOMMENDATION</u>
7)	Matthew S. Griebie Jeannie T. Larson 16705 Grays Bay Blvd Minnetonka MN 55391  PID: 17-117-22-12-0005	\$ 665,900	\$1,108,400	\$1,108,400
8)	Ronald P. Newstrom 4846 Birchwood La Minnetonka MN 55343  PID: 27-117-22-14-0041		CANCELED	N/A
9)	Phillip D. Cykana Julie A. Lindahl 12110 Golden Acre Dr Minnetonka MN 55305  PID: 11-117-22-31-0047	\$ 590,000	\$ 619,700	\$ 619,700
10)	Warren Bigelow Kathryn Bigelow 2017 Blackberry La Minnetonka MN 55391  PID: 08-117-22-11-0038		CANCELED	N/A
11)	Bruce A. Jergenson Debra L. Jergenson 11004 Oak Knoll Ter So Minnetonka MN 55305  PID: 01-117-22-33-0056	\$ 262,600	\$ 288,800	\$ 278,800
12)	Timothy M. Carroll Sarah S. Carroll 18411 Beaverwood Rd Minnetonka MN 55345  PID: 30-117-22-24-0039	\$ 630,000	\$ 662,400	CANCELED

	<u>PETITIONER</u>	<u>2006 VALUE</u>	<u>ASSESSOR'S 2006 VALUE</u>	<u>ADVISORS' RECOMMENDATION</u>
13)	David W. Swanson Heidi J. Gertjejansen 17460 Barrington Ct Minnetonka MN 55345  PID: 32-117-22-33-0054	\$ 449,700	\$ 484,500	\$ 484,500
14)	Mark Covin Janie L. Fink-Covin 3325 Creekview Ter Minnetonka MN 55305  PID: 15-117-22-13-0055	\$ 558,800	\$ 669,000	CANCELED
15)	John H. Parks Marilyn K. Parks 2716 Stone Cir Minnetonka MN 55305  PID: 10-117-22-34-0022	\$ 241,800	\$ 272,200	\$ 272,200
16)	Norman Brummer Marilyn Brummer 3525 The Mall Minnetonka MN 55345  PID: 17-117-22-42-0074 This item was pulled from the agenda for discussion by Schneider.	\$ 272,000	\$ 290,100	\$ 280,000
17)	David B. Morse 12934 Minnetonka Blvd Minnetonka MN 55305  PID: 15-117-22-41-0006	\$ 168,000	\$ 190,000	N/A
18)	David B. Morse 12924 Minnetonka Blvd Minnetonka MN 55305  PID: 15-117-22-41-0007	\$ 298,000	\$ 326,000	N/A

	<u>PETITIONER</u>	<u>2006 VALUE</u>	<u>ASSESSOR'S 2006 VALUE</u>	<u>ADVISORS' RECOMMENDATION</u>
19)	Shurgard Storage Centers 2825 Hedberg Dr Minnetonka MN 55305  PID: 13-117-22-22-0020	\$2,625,000	\$3,314,500	N/A

**B. Petitions received after March 31, 2006, preserving their right to appeal to Hennepin County:**

	<u>PETITIONER</u>	<u>2006 VALUE</u>	<u>ASSESSOR'S 2006 VALUE</u>	<u>ADVISORS' RECOMMENDATION</u>
20)	Dominic S. Arbisi 14401 Atrium Way Unit #112 Minnetonka MN 55345 PID: 28-117-22-44-0298	\$ 261,900	\$ 271,900	N/A
21)	TruGreen ChemLawn 6010 Culligan Way Minnetonka MN 55343 PID: 34-117-22-42-0008	\$ 813,000	\$ 862,000	N/A

Thomas moved, Ellingson seconded a motion to affirm the assessor's values for petitions 2, 3, 7, 9, 13, 15, 17, 18, 19, 20, and 21; to affirm the advisors' recommended values for petitions 1, 6, and 11; and to note that petitions 5, 8, 10, 12, and 14 had been cancelled by the property owners. All voted "yes."  
Motion carried.

**Petition No. 4, James H. Dietz, 12813 April Lane**

Schneider said he is comfortable with the advisors' recommendation. He wanted to confirm the property owner's understanding that the advisors' recommendation increased the property value assessment. Toy explained that advisors contacted each property owner directly, and notified them of the results.

Schneider moved, Thomas seconded a motion to affirm the advisors' recommendation for petition 4. All voted "yes." Motion carried.

**Petition No. 16, Norman and Marilyn Brummer, 3525 The Mall**

Schneider asked about the new information provided in the addendum. Toy explained that the Brummers have misunderstood the relationship of the market value, limited market value, and tax calculation in making comparisons with neighbors' residences.

Schneider moved, Wagner seconded a motion to affirm the advisors' recommendation for petition 16. All voted "yes." Motion carried.

Callison thanked staff and the advisors on behalf of the board. She said the fact that the meeting was so short was a result of staff and the advisors addressing residents' concerns prior to the meeting.

**5. ADJOURNMENT.**

Deleted: ¶

Thomas moved, Ellingson seconded a motion to adjourn the meeting at 6:42 p.m. All voted "yes." Motion carried.

Respectfully submitted,

Kathleen Magrew  
City Clerk