April 20, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

A meeting of your Executive Committee was duly called and held on April 20, 1982 and copies of the minutes of that meeting have been furnished to all members of the Board of Commissioners and a copy of the minutes is attached hereto and made a part of this report.

Respectfully submitted,

EXECUTIVE COMMITTEE

__________________________________________________________ Chair

__________________________________________________________

__________________________________________________________
April 20, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

A meeting of your Executive Committee was duly called and
held on April 20, 1982.

It was moved by Comm. May, supported by Comm. LaPin and
carried that the County Board adopt the recommended
County Equalized Values as established by the County
Equalization Department with a County Equalized Value of
$657,495,803.

Respectfully Submitted,
EXECUTIVE COMMITTEE

_________________________ Chair

_________________________

_________________________

_________________________
April 20, 1982

The Executive Committee of the Marquette County Board of Commissioners met on April 20, 1982 at 7:00 P.M. in the Commissioners Room of the Courthouse Annex.

Present were: Chairperson LaPin, Comm. Cheatham, May, Racine and Villeneuve.

It was moved by Comm. Racine, supported by Comm. Villeneuve and carried that the minutes of the April 13, 1982 meeting of the Executive Committee be deferred until the next meeting.

Chairperson LaPin opened the meeting for public comment, none was forthcoming and Chairperson LaPin closed the public comment section.

It was moved by Comm. Racine, supported by Comm. Villeneuve and carried that the agenda be approved.

Chairperson LaPin opened the meeting for discussion and review of the proposed County Equalized Values. Henry Schneider, Equalization Director, explained the proposed and recommended multiplier for each class of property, for each unit of government.

The following listed units of government's multipliers were not contested by the unit or its representative:

Champion Township
Ely Township
Ewing Township
Humboldt Township
Ishpeming Township
Marquette Township
Michigamme Township
Republic Township
Richmond Township
Powell Township
Tilden Township
Turin Township
Wells Township
City of Ishpeming
City of Negaunee
City of Marquette

Ivan Fende, Supervisor and Mark Maki, Assessor of Chocolay Township were present to discuss the difference between the assessed valuation by Chocolay Township and the recommended CEV of the Equalization Department. They felt that appraisal figures should be used and not sales studies, due to the changing economic conditions that exist today allowing the use of innovated and creative financing. Two hand outs were presented showing the difference in sale price of identical parcels of property. Chocolay Township asked to be equalized as assessed by the Township Board of Review.

Joseph DeJulianne, Supervisor and Darwin Heikkila, Assessor of Forsyth Township were present to discuss the use of multipliers on the various classes of property in Forsyth Township. They presented hand outs that showed the From L4022 as presented to the Equalization Director and felt that changes in the forms' figures had been made to reflect the Equalization Departments proposed equalization multipliers on all classes of property. They felt that the action taken last year by appeals to the State Tax Tribunal should have some effect on the present equalization, being as how 58 out of 63 appeals were granted. These appeals were heard
by three separate referees, who were assessors or appraisers in the past. Darwin Heikkila, presented a letter of criticism to the County Board concerning the Equalization Director and the equalization process. Equalization Director, Henry Schneider, defended his stand on equalization, and stated that the appeals were granted in part because the appeal was not defended by the Township Assessor at that time. Chief Civil Counsel, Patricia Micklow, explained the situation involving equalization and the responsibility of the Equalization Director to both the State and the County. Forsyth Township asked to be equalized at township assessor and tax roll assessments.

Earl Yelle, Supervisor of Sands Township and Sands Township Assessor, called the Executive Committee's attention to the fact that he felt that the proposed assessments of the Equalization Department for older parcels of property in Sands Township were in error. He presented several hand outs showing what he felt was inequity in the system. He felt common sense should be taken into consideration in assessing land that was swampy or under water part of the time. He stated lots in subdivisions in Sands Township are selling $200.00 under costs to subdivide. Henry Schneider presented a hand out that showed inequity in assessing by the township assessor. Mr. Yelle asked that the Sands Township valuation be rolled back to last years figures.

Comm. Racine left the meeting due to prior commitments.

Henry Schneider stated that in a recent conversation with Wes Larson, Supervisor of Neagunee Township, he was advised that Mr. Larson felt that the multiplier used on personal property in Neagunee Township was unfair.

Skandia Township Supervisor, Earl Robinson, felt that the equalized values proposed and the multipliers proposed were unfair and in error. He stated the economic condition of the County and the inability to sell property at this time should be taken into consideration. He asked that Skandia Township be equalized at local assessment figures.

Earl Yelle, Assessor for West Branch Township, protested the use of multipliers on West Branch Township residential and agricultural property and on residential and agricultural property in Sands Township. He asked the County Board to roll back the equalized values of Sands and West Branch Township to last years levels.

Henry Schneider, Equalization Director, defended his proposed equalized figures and factors in all cases where a protest was made and stated that his equalized figures were approximately 7 million dollars less than the State's proposed figures.

Several Commissioners stated that they felt the proposed equalized figures were not to their liking but remembered last year when the County Board lowered all valuation by 3.5% only to have the State come back with a multiplier and raise the equalized value of all the County units by an amount greater than 3.5%.

It was moved by Comm. May, supported by Comm. Cheatham that the Executive Committee recommend to the County Board, that the units in the County be equalized as proposed by the Equalization Department with the exception of Chocolay Township which would be equalized on township

It was then moved by Comm. May, supported by Comm. Villeneuve and carried unanimously that the Executive Committee recommend to the County Board at their April 28, 1982 meeting that the Units of Government in Marquette County be equalized as recommended by the Equalization Department at a figure of $657,459,803.

Again the members of the Executive Committee expressed their concern about not being in total agreement with the proposed equalized values, but were concerned with how the State acted last year when a reduction was sought by the County. It was felt that good management of finances in all branches of government will be necessary in the future and some effort should be made to reduce millage. Chairperson LaPin felt that some problems could be solved before these matters come before committee if the local assessors and the Equalization Director could recognize both sides of the problems.

Comm. Cheatham left the meeting because of prior commitments.

Each unit of government was reminded by the Equalization Director that they could go to the tax tribunal or the courts to get relief if they so desired.

Chairperson LaPin opened the meeting for public comment. Those making comment on the hopelessness of the Equalization Process were Ivan Fende, Mark Maki, Joseph DeJulianni and several of the commissioners.

The tapes of this meeting will be available for all persons to listen to if desired.

The meeting was adjourned by Chairperson LaPin.

Respectfully Submitted,

Henry A. Skewis
County Clerk