

Addenda
Local Board of Appeal and Equalization
Meeting of April 17, 2023

Updates to the Agenda

Updates have been made to the lists of properties on the agenda. A revised agenda is attached, which reflects the following changes:

- Section 4A – Numbers 20 through 26 have been added



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TO: City Council

FROM: Melanie Putz, City Assessor

DATE: April 17, 2023

SUBJECT: Change Memo for the April 17, 2023 Local Board of Appeal and Equalization meeting

2023 Minnetonka Local Board of Appeal and Equalization

Section 4A – added numbers 20-26

Agenda

2023 Minnetonka Local Board of Appeal and Equalization

Monday, April 17, 2023

6:00 p.m.

Council Chambers

1. Call to Order.
2. Roll Call: Schack – Wilburn – Calvert – Schaeppi – Coakley – Kirk – Wiersum
3. Introductory Report.
4. Appeals to the board of review:

A. Valuation changes being brought by the City Assessor to the Local Board of Appeal and Equalization for action:

	Petitioner	2022 Estimated Market Value	2023 Estimated Market Value	2023 Assessors' Recommendation
1)	David F Scott Barbara J Scott 17821 Comstock Rd Minnetonka, MN 55391 PID 18-117-22-14-0042	\$378,000	\$423,800	\$350,000
2)	Matthew Jensen Vera Jensen 4134 Trail Ridge La Minnetonka, MN 55345 PID 20-117-22-23-0015	\$659,100	\$645,400	\$600,000
3)	Conrad Segal 4430 Dunibar Ridge Rd Minnetonka, MN 55345 PID 19-117-22-44-0023	\$942,000	\$1,096,200	\$1,065,000
4)	Jack Bleet Laureen Bleet 4337 Avondale St Minnetonka, MN 55345 PID 20-117-22-41-0068	\$1,049,000	\$1,177,600	\$1,038,000
5)	Adrian Chan Hannah Chan 9801 Sandra La Minnetonka, MN 55305 PID 13-117-22-41-0032	\$450,000	\$497,100	\$475,000
6)	Daniel Maselter Julie Steele 5736 Glen Ave Minnetonka, MN 55345 PID 33-117-22-13-0027	\$387,700	\$407,900	\$385,000

	Petitioner	2022 Estimated Market Value	2023 Estimated Market Value	2023 Assessors' Recommendation
7)	Joseph Gamble Shelagh Gamble 11809 Lake St Ext Minnetonka, MN 55343 PID 23-117-22-42-0019	\$440,000	\$479,700	\$470,000
8)	James Schelling Jackie Schelling Barbara Huber 5805 Mahoney Ave Minnetonka, MN 55345 PID 31-117-22-41-0004	\$587,100	\$611,100	\$545,000
9)	David Altnow Jaclyn Lilley 6167 Chasewood Pkwy #201 Minnetonka, MN 55343 PID 35-117-22-43-0064	\$210,200	\$229,000	\$197,500
10)	LMJH, LLC 14901 Minnetonka Indust Rd Minnetonka, MN 55345 PID 16-117-22-43-0015	\$2,200,000	\$2,800,000	\$2,750,000
11)	Adam Bosman Mollie Bosman 3660 Fairlawn Dr Minnetonka, MN 55345 PID 17-117-22-43-0069	\$425,800	\$589,300	\$560,000
12)	Brian Noah Dana Noah 5321 Michaele Ln Minnetonka, MN 55345 PID 30-117-22-43-0014	\$435,000	\$472,600	\$450,000
13)	Robert Aronson Roberta Aronson 2820 Danbury Way Minnetonka, MN 55305 PID 11-117-22-33-0057	\$908,300	\$920,400	\$880,000
14)	Kaitlin Carlson 15819 Boulder Creek Dr Minnetonka, MN 55345 PID 33-117-22-33-0036	\$557,900	\$595,100	\$580,000
15)	Boulevard Garden Senior Housing 11333 Fairfield Rd Minnetonka, MN 55345 PID 02-117-22-14-0064	\$5,683,000	\$5,683,000	\$5,450,000

	Petitioner	2022 Estimated Market Value	2023 Estimated Market Value	2023 Assessors' Recommendation
16)	David Richman 5645 Green Circle Dr #209 Minnetonka, MN 55343 PID 36-117-22-12-0476	\$156,100	\$184,600	\$179,000
17)	Andrew Cannon Courtney Cannon 3557 Fairway Ct Minnetonka, MN 55305 PID 13-117-22-32-0096	\$1,009,500	\$954,200	\$875,000
18)	Calvin Johnson Linda Johnson 12905 Jorissen Rd Minnetonka, MN 55343 PID 34-117-22-11-0062	\$524,100	\$526,100	\$505,000
19)	Lowell Noteboom Sonja Noteboom 11704 Live Oak Dr Minnetonka, MN 55305 PID 11-117-22-12-0026	\$619,500	\$660,800	\$619,500
20)	Paul Riester Anna Riester 11610 Minnetonka Mills Rd Minnetonka, MN 55305 PID 14-117-22-43-0075	\$861,900	\$895,100	\$880,000
21)	Nancy Farnes 2710 Foxgate Dr Minnetonka, MN 55305 PID 10-117-22-33-0017	\$528,900	\$538,900	\$506,400
22)	Jonathan Otto 12805 April La Minnetonka, MN 55305 PID 15-117-22-11-0033	\$452,900	\$448,600	\$360,000
23)	Gary O'Hagen Marcia O'Hagen 3220 Coggins Ln Minnetonka, MN 55305 PID 15-117-22-24-0013	\$553,900	\$615,500	\$597,500
24)	Ryan Bortolon Dawn Bortolon 16200 Pine St Minnetonka, MN 55345 PID 20-117-22-11-0001	\$1,251,900	\$1,798,300	\$1,675,000
25)	John K Lee 5281 Beachside Dr Minnetonka, MN 55343 PID 26-117-22-43-0009	\$268,300	\$299,500	\$289,800

26)	James Hild Bonnie Hild 14511 Minnehaha Pl Minnetonka, MN 55391 PID 16-117-22-11-0054	\$664,200	\$699,700	\$670,000
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B. Petitions to the Local Board of Appeal and Equalization requiring advisors' recommendation:

	Petitioner	2022 Estimated Market Value	2023 Estimated Market Value	2023 Advisors' Recommendation
1)	Timothy McCauley Karen McCauley 13321 Inverness Rd Minnetonka, MN 55305 PID 15-117-22-43-0065	\$293,900	\$841,300	
2)	Grays Bay Holdings LLC 16516 Grays Bay Blvd Minnetonka, MN 55391 PID 08-117-22-43-0031	\$1,600,000	\$2,028,700	
3)	Douglas Simek April Olson 11442 Aspen Way Minnetonka, MN 55305 PID 11-117-22-41-0015	\$998,300	\$1,019,500	
4)	Steven Posthumus 13216 Southridge Rd Minnetonka, MN 55305 PID 03-117-22-13-0026	\$452,900	\$483,000	
5)	Jin Kim Justine Kim 30 Plymouth Rd Minnetonka, MN 55305 PID 03-117-22-12-0068	\$426,400	\$456,100	

C. Petitions to the Local Board of Appeal and Equalization to be referred back to the Assessing staff for review:

	Petitioner	2022 Estimated Market Value	2023 Estimated Market Value	2023 Assessors' Recommendation
1)	Heartland Minnetonka LLC 10005 Greenbrier Rd Minnetonka, MN 55305 PID 12-117-22-43-0002	\$52,920,000	\$57,153,000	
2)	DJD Partners VII LLC 10995 Red Cir Dr Minnetonka, MN 55305 PID 36-117-22-33-0021	\$903,000	\$976,000	

5. Recess and continue meeting to 6:00 p.m. on Monday, May 1, 2023.