

Application for the Local Board of Appeal and Equalization

For property owners who wish to appeal their 2017 Estimated Market Value for taxes payable in 2018. In an appeal, the Board has the authority to increase, decrease or maintain the Assessor's Estimated Market Value of a property.



Applications must be received by **Friday, March 24, 2017, at 4:30 PM** to be heard by the Local Board of Appeal and Equalization.

Separate applications are required for each parcel.

Internal Use	
Date Received:	<input type="text"/>
File Number:	<input type="text"/>

Applicant Information

Property Owner:

An authorizing agent, someone other than the owner acting as a representative of the property must attach a signed letter from the owner stating they are authorized to appeal on their behalf.

Street Address:

City:

State:

Zip Code:

Daytime Phone:

Email:

Property Information

Property ID Number:

<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
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Property Address:

2017 Estimated Market Value:

Sale Price (if purchased in the last three years):

Sale Date:

Have you remodeled or improved the property in the last three years? Yes No

Cost of Improvements:

Description of Improvements:

Has there been a private appraisal of the property in the last three years? Yes No

If yes, by whom:

Appraised Value:

Purpose of the Appraisal:

Appeal Information

The Assessor is presumed to be correct. Please provide clear and convincing evidence why the Assessor's value is incorrect. Assessments of other properties, percentage of assessment increase, personal hardship, amount of tax and other matters unrelated to market value may not be relevant or sufficient evidence to prove market value.

Owner's estimate of market value:

Supporting Documentation

Please attach supporting documentation. It is important to understand that the Board is limited to determining the market value of the property being appealed, therefore any adjustment to the assessed value must be based on documented evidence that relates to the market value of the property. Evidence may include: written contractor estimates for the cost to repair building or land defects, letters or documents from government agencies or other experts describing development limitations of the property (zoning restrictions, denial of building permit, etc), deeds describing easement limitations, appraisal documents, maps showing proximity to nuisances, and listings of comparable properties.

Rental/Income Property Requirements (Skip this section if owner occupied)

Current Monthly Rent:

Utilities included in monthly rent: Gas

If this is a rental property you must attach:

- Statement of income and expenses for the past two (2) years
- Copy of lease or rental agreement
- Rent roll near the valuation date (January 2, 2017)

Water/Garbage

Electric

If I do not come to a concurrence with the City Assessor's Office during the review process I wish to make a personal appearance before the Board on April 26, 2017. Yes No

(If you choose to appear, hearing information will be sent to you. If you choose not to, the Board will make a decision based on your written evidence.)

Conflict of Interest Statement

As the property owner or representative of the owner ("Applicant"), I to the best of my knowledge have NO personal or financial relationship with Minneapolis elected officials, Local Board of Appeal and Equalization Committee members or Minneapolis Assessor's staff (collectively "City Official") that may create a potential conflict of interest or an appearance of impropriety.

The City's Ethics Code prohibits City Officials from having a personal or financial interest, direct or indirect, in the discharge of official duties. A conflict of interest would exist if the Applicant has a financial relationship (employment / business) with or is a member of a City Official's household and the City Official is/will be making an assessment decision.

An appearance of conflict will arise when the owner/applicant or his/her representative has an interest, while not meeting the conflict of interest standard, could result in the public questioning the City Official's decision making. Personal and familial relationships with City Officials are examples that can create appearances of conflict.

I have read the Conflict of Interest Statement. (Please check box)

I hereby certify I have read this application and that it is true and correct to the best of my knowledge.

Warning: "Whoever, in making any statement, oral or written, which is required or authorized by law to be made as a basis of imposing, reducing or abating any tax or assessment, intentionally makes any statement as to any material matter which he knows is false may be sentenced, unless otherwise provided by law, to imprisonment for not more than one year or to a payment of not more than \$3,000, or both." Sec. 609.41 Minnesota Statutes, 1963

Signature

Date:

Return application with supporting documentation via email to: marketvalueappeal@minneapolismn.gov
or via mail to: City of Minneapolis Assessor's Office, 309 2nd Avenue South, Room 100, Minneapolis, MN 55401