



# Local Board of Appeal and Equalization Meeting

April 8, 2024

7:00 PM

Fridley Civic Campus, 7071 University Avenue N.E.

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## MINUTES

### **Call to Order**

Mayor Lund called the Local Board of Appeal and Equalization meeting of April 8, 2024, to order at 7:00 p.m.

### **Present**

Mayor Scott Lund  
Councilmember Dave Ostwald  
Councilmember Ryan Evanson  
Councilmember Tom Tillberry  
Councilmember Ann Bolcom

### **Others Present:**

Walter Wysopal, City Manager  
Patrick Maghrak, City Assessor

### **Regular Agenda Item:**

#### **New Business:**

1. LBAE Resolution No. 2024-01, Approving the Equalization of Assessed Valuations of Real and Personal Property in the City of Fridley

Patrick Maghrak, City Assessor, stated that the purpose of this meeting is to establish a consistent appeal procedure for the January 2, 2024, valuation or classification. He explained the actions the Council could take and noted that if property owners were not satisfied by the action of the Board, they could appeal further to the County Board. He reviewed the responsibilities of the Board and the appeal procedures. He provided a summary of the 2024 assessment for residential properties, commercial and industrial properties, and apartments.

Mr. Maghrak stated that he received a call this afternoon from a commercial property. He stated that he would not have had enough time to review the request, so they agreed to enter that appeal into the record to preserve their right to continue to the County if desired. He provided additional exhibits to the Board to enter into the record, which show three properties that they changed values on in the last three days. He reported a total of fifteen calls received, four commercial/industrial, one apartment call, and nine residential calls.

Councilmember Bolkcom asked why Home Depot waited until today to call.

Mr. Maghrak commented that the letter is vague in stating that they should call the assessor. He noted that perhaps if additional language were added to the notice, that would clarify the process.

Mayor Lund invited anyone present to provide their input if they wished to dispute their valuation.

There was no one present to provide input.

Motion made by Councilmember Bolkcom to approve LBAE Resolution No. 2024-01, Approving the Equalization of Assessed Valuations of Real and Personal Property in the City of Fridley, and Exhibit A, Estimated Market Value Changes, as presented. Seconded by Commissioner Tillberry.

Upon a voice vote, all voting aye, Mayor Lund declared the motion carried unanimously.

Motion made by Councilmember Bolkcom to approve Exhibit B, for Home Depot, as presented preserving their right to appeal to the County Board. Seconded by Commissioner Evanson.

Upon a voice vote, all voting aye, Mayor Lund declared the motion carried unanimously.

**ADJOURN**

Motion made by Councilmember Ostwald to adjourn the Local Board of Appeals and Equalization meeting. Seconded by Councilmember Evanson.

Upon a voice vote, all voting aye, Mayor Lund declared the motion carried unanimously and the meeting adjourned at 7:16 p.m.

Respectfully Submitted,

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Melissa Moore  
City Clerk

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Scott J. Lund  
Mayor