

AGENDA
BOARD OF EQUALIZATION
THE CITY AND BOROUGH OF JUNEAU, ALASKA
Thursday, November 18, 2021 at 5:30 PM
Virtual Meeting Only via Zoom Webinar
<https://juneau.zoom.us/j/99741860260>
or call: 1-253-215-8782 Webinar ID: 997 4186 0260

- I. Call to Order**
- II. Roll Call**
- III. Selection of Presiding Officer**
- IV. Approval of Agenda**
- V. Property Appeals**

Attached is 2021 commercial property appeals being brought before the Board of Equalization for final value determination. The Appellants and the Assessor were unable to reach an agreement for each parcel values. You will find for each parcel the following –

- Appellant's Appeal
- Appellant's Documentation at the time of Appeal
- Board of Equalization Presentation

Appeal No. 2021-0413

Appellant: PDC Holdings LLC/Tawna & Paul Curry Location: 8319 Airport Blvd
Parcel No.: 5B1501020210 Type: Commercial – Service/Retail/Warehouse

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: \$193,700	Site: \$290,550	Site: \$290,550
Buildings: \$287,700	Buildings: \$287,700	Buildings: \$287,700
Total: \$481,400	Total: \$578,250	Total: \$578,250

Appeal No. 2021-0334

Appellant: JLC Properties Inc. /Dave Hanna Location: NBN Vista Drive
Parcel No.: 2D040C050074 Type: Vacant

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: \$465,000	Site: \$697,500	Site: \$697,500
Buildings: \$0	Buildings: \$0	Buildings: \$0
Total: \$465,000	Total: \$697,500	Total: \$697,500

Appeal No. 2021-0338

Appellant: JLC Properties Inc. /Dave Hanna Location: 5761 Concrete Way
Parcel No.: 5B1201060191 Type: Commercial/Industrial

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: \$455,350	Site: \$789,600	Site: \$751,350
Buildings: \$104,200	Buildings: \$104,200	Buildings: \$104,200
Total: \$559,550	Total: \$893,800	Total: \$855,550

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Appeal No. 2021-0365

Appellant: JLC Properties Inc. /Dave Hanna

Parcel No.: 5B1201060201

Location: 5751/5753 Concrete Way

Type: Commercial/Industrial - Vacant

Appellant's Estimate of Value

Site: \$455,250

Buildings: \$0

Total: \$455,250

Original Assessed Value

Site: \$789,450

Buildings: \$0

Total: \$789,450

Recommended Value

Site: \$751,350

Buildings: \$0

Total: \$751,350

The following Appellants 12 Appeals have been grouped together:

Appellant: Bicknell Inc. /Spike Bicknell

Location: Honsinger Drive

Type: Commercial – Vacant

Appeal No.	Parcel No.
2021-0389	5B1401020073
2021-0390	5B1401050020
2021-0391	5B1401050030
2021-0392	5B1401050040
2021-0393	5B1401050050
2021-0394	5B1401050060
2021-0395	5B1401050070
2021-0396	5B1401050080
2021-0397	5B1401050110
2021-0398	5B1401050120
2021-0399	5B1401050130
2021-0400	5B1401050140

Parcel No.	Appellant's Estimate of Value	Original Assessed Value with Deferral	Recommended Value with Deferral
5B1401020073	\$848,184	\$1,055,550	\$1,054,333
5B1401050020	\$30,633	\$43,804	\$842,513
5B1401050030	\$31,493	\$45,035	\$866,182
5B1401050040	\$12,828	\$18,344	\$352,820
5B1401050050	\$25,656	\$36,688	\$705,640
5B1401050060	\$23,082	\$33,007	\$634,846
5B1401050070	\$110,008	\$157,308	\$3,025,609
5B1401050080	\$25,577	\$36,575	\$703,469
5B1401050110	\$12,851	\$18,378	\$353,468
5B1401050120	\$12,865	\$18,397	\$353,840
5B1401050130	\$20,649	\$29,528	\$567,940
5B1401050140	\$16,460	\$23,538	\$452,725

VI. Adjournment