

AGENDA
BOARD OF EQUALIZATION
THE CITY AND BOROUGH OF JUNEAU, ALASKA
Thursday, November 4, 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 a 2021 commercial property appeal being brought before the Board of Equalization for final value determination. The Appellant and the Assessor were unable to reach an agreement for the 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. 2021-0529

Appellant: Grant Rentals LLC
Parcel No.: 1D060L020140

Location: NHN Nowell Ave
Type: Vacant – Residential

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: \$25,000	Site: \$55,000	Site: \$55,000
Buildings: \$0	Buildings: \$0	Buildings: \$0
Total: \$25,000	Total: \$55,000	Total: \$55,000

Appeal No. 2021-0523

Appellant: Franklin St Properties LLC
Parcel No.: 1C070A170091

Location: 431 N Franklin St – Suite 100
Type: Commercial - Condo

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: Not Provided	Site: \$42,450	Site: \$42,450
Buildings: Not Provided	Buildings: \$76,700	Buildings: \$76,700
Total: \$1,350,000*** (combined 0091/0092/0094/0095)	Total: \$119,150	Total: \$119,150

AGENDA
BOARD OF EQUALIZATION
THE CITY AND BOROUGH OF JUNEAU, ALASKA
 Thursday, November 4, 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

Appeal No. 2021-0524**Appellant: Franklin St Properties LLC**

Parcel No.: 1C070A170092

Location: 431 N Franklin St – Suite 102

Type: Commercial – Condo

Appellant's Estimate of Value

Site: Not Provided

Buildings: Not Provided

Total: \$1,350,000***

(combined 0091/0092/0094/0095)

Original Assessed Value

Site: \$72,600

Buildings: \$131,600

Total: \$204,200

Recommended Value

Site: \$72,600

Buildings: \$131,600

Total: \$204,200

Appeal No. 2021-0525**Appellant: Franklin St Properties LLC**

Parcel No.: 1C070A170093

Location: 431 N Franklin St – Suite 200

Type: Commercial – Condo

Appellant's Estimate of Value

Site: Not Provided

Buildings: Not Provided

Total: \$1,350,000***

(combined 0091/0092/0094/0095)

Original Assessed Value

Site: \$163,500

Buildings: \$296,000

Total: \$459,500

Recommended Value

Site: \$163,500

Buildings: \$296,000

Total: \$459,500

Appeal No. 2021-0526**Appellant: Franklin St Properties LLC**

Parcel No.: 1C070A170094

Location: 431 N Franklin St – Suite 300

Type: Commercial – Condo

Appellant's Estimate of Value

Site: Not Provided

Buildings: Not Provided

Total: \$1,350,000***

(combined 0091/0092/0094/0095)

Original Assessed Value

Site: \$163,500

Buildings: \$296,000

Total: \$459,500

Recommended Value

Site: \$163,500

Buildings: \$296,000

Total: \$459,500

Appeal No. 2021-0527**Appellant: Franklin St Properties LLC**

Parcel No.: 1C070A170095

Location: 431 N Franklin St – Suite 400

Type: Commercial – Condo

Appellant's Estimate of Value

Site: Not Provided

Buildings: Not Provided

Total: \$1,350,000***

(combined 0091/0092/0094/0095)

Original Assessed Value

Site: \$163,500

Buildings: \$296,000

Total: \$459,500

Recommended Value

Site: \$163,500

Buildings: \$296,000

Total: \$459,500

AGENDA
BOARD OF EQUALIZATION
THE CITY AND BOROUGH OF JUNEAU, ALASKA
Thursday, November 4, 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

Appeal No. 2021-0528

Appellant: Franklin St Properties LLC
Parcel No.: 1C070A100070

Location: 339 N Franklin St
Type: Commercial – Vacant

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: \$140,000	Site: \$228,900	Site: \$228,900
Buildings: \$0	Buildings: \$0	Buildings: \$0
Total: \$140,000	Total: \$228,900	Total: \$228,900

Appeal No. 2021-0532

Appellant: Grants Plaza LLC
Parcel No.: 5B1201000031

Location: 5157 Glacier Hwy
Type: Commercial – Gas Station/parking

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: Not Provided	Site: \$3,561,000	Site: \$3,561,000
Buildings: Not Provided	Buildings: \$0	Buildings: \$0
Total: \$2,626,000	Total: \$3,561,000	Total: \$3,561,000

Appeal No. 2021-0533

Appellant: Grants Plaza LLC
Parcel No.: 5B1201000032

Location: 5165 Glacier Hwy
Type: Commercial – Retail

Appellant's Estimate of Value	Original Assessed Value	Recommended Value
Site: \$435,600	Site: \$588,000	Site: \$588,000
Buildings: \$975,920	Buildings: \$975,920	Buildings: \$975,920
Total: \$1,411,520	Total: \$1,563,920	Total: \$1,563,920

VI. Adjournment