



Office of the Assessor
155 Heritage Way
Juneau, Alaska 99801

Petition for Review / Correction of Assessed Value Real Property	
Assessment Year	
Parcel ID Number	5B1401030020
Name of Applicant	James and Christine King
Email Address	@gmail.com

2024 Filing Deadline: Monday April 1st, 2024

Please attach all supporting documentation

ASSESSOR'S FILES ARE PUBLIC INFORMATION – DOCUMENTS FILED WITH AN APPEAL BECOME PUBLIC INFORMATION

Parcel ID Number	5B1401030020				
Owner Name	James and Christine King				
Primary Phone #		Email Address	@gmail.com		
Physical Address	1800 Branta Road Juneau, AK 99801		Mailing Address	1800 Branta Road Juneau, AK 99801	
Why are you appealing your value? Check box and provide a detailed explanation below for your appeal to be valid.					
<input checked="" type="checkbox"/> My property value is excessive/overvalued <input type="checkbox"/> My property value is unequal to similar properties <input type="checkbox"/> My property was valued improperly/incorrectly <input type="checkbox"/> My property has been undervalued <input type="checkbox"/> My exemption(s) was not applied			THE FOLLOWING ARE <u>NOT</u> GROUNDS FOR APPEAL <ul style="list-style-type: none">• Your taxes are too high• Your value changed too much in one year.• You can't afford the taxes		
Provide specific reasons and provide evidence supporting the item(s) checked above:					
<small>The property value should be adjusted to show the impact of the proposed second crossing to Douglas. The current property has a high value because it is considered view and waterfront property. The current study appears to propose a new high volume road directly over the top of the property and house. If the proposal were adjusted to save the house it would lose the value of the view and waterfront access. Living in the house with a busy road on two sides would significantly change the view and increase highway noise. In addition, Sunny Drive which feels like a neighborhood street would turn into a busy thoroughfare. Though the proposal is only a study at this point it significantly affects anyone who would consider buying the property today knowing what could happen in the future. While the proposal is on the table this property does not have as high of value and should be reduced to remove the view and water front values.</small>					
Have you attached additional information or documentation?			<input type="checkbox"/> Yes <input type="checkbox"/> No		
Values on Assessment Notice:					
Site	\$124,700	Building	\$470,000	Total	\$594,700
Owner's Estimate of Value:					
Site	\$	Building	\$	Total	\$
Purchase Price of Property:					
Price	\$347,779		Purchase Date	1999	
Has the property been listed for sale? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No (if yes complete next line)					
Listing Price	\$		Days on Market		
Was the property appraised by a licensed appraiser within the last year? <input type="checkbox"/> Yes <input type="checkbox"/> No (if yes provide copy of appraisal)					
Certification: I hereby affirm that the foregoing information is true and correct, I understand that I bear the burden of proof and I must provide evidence supporting my appeal, and that I am the owner (or owner's authorized agent) of the property described above.					
Signature	James King Digitally signed by James King Date: 2024.04.01 09:28:32 -08'00'			Date	

Contact Us: CBJ Assessors Office			
Phone/Fax	Email	Website	Address
Phone # (907) 586-5215 ext 4906 Fax # (907) 586-4520	assessor.office@juneau.gov	http://www.juneau.org/finance	155 Heritage Way Rm. 114 Juneau AK 99801

PARCEL #: _____ APPEAL #: _____ DATE FILED: _____

Appraiser to fill out

Appraiser		Date of Review	
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Comments:

Post Review Assessment

Site	\$	Building	\$	Total	\$
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Exemptions	\$
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Total Taxable Value	\$
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APPELLANT RESPONSE TO ACTION BY ASSESSOR

I hereby ☐ **Accept** ☐ **Reject** the following assessment valuation in the amount of \$_____

If rejected, appellant will be scheduled before the Board of Equalization and will be advised of the date & time to appear.

Appellant's Signature _____ Date: _____

Appellant Accept Value	<input type="checkbox"/> Yes	<input type="checkbox"/> No <i>(if no skip to Board of Equalization)</i>
Govern Updated	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Spreadsheet Updated	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Corrected Notice of Assessed Value Sent	<input type="checkbox"/> Yes	<input type="checkbox"/> No

BOARD OF EQUALIZATION

Scheduled BOE Date	<input type="checkbox"/> Yes <input type="checkbox"/> No
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10-Day Letter Sent	<input type="checkbox"/> Yes <input type="checkbox"/> No
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The Board of Equalization certifies its decision, based on the Findings of Fact and Conclusion of Law contained within the recorded hearing and record on appeal, and concludes that the appellant ☐ **Met** ☐ **Did not meet** the burden of proof that the assessment was unequal, excessive, improper or under/overvalued.

Notes:

Site	\$	Building	\$	Total	\$
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Exemptions	\$
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Total Taxable Value	\$
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