



CITY OF NOME ADMINISTRATIVE REVIEW AND APPEAL FORM

Appeal #:

2023-125

This form is for you to appeal the assessed valuation on your property. Complete Sections 1, 2 and 3. Retain a copy for your records, and return or mail the original copy to the City Clerk's Office. Appeals must be returned or postmarked no later than the date indicated on the Assessment Notice. The Assessor will contact you regarding your appeal.

1) I appeal the value of tax parcel #: 1 9 8 2 5 1 3

Property legal description: Block 3, Lot 3, Mineral Survey _____, Other _____

Print Owner's Name: Peter Hansen

Owner's Mailing Address: P.O. Box 1564, Day Phone: (907) 466-8449

Nome, Alaska 99762, Evening Phone: (907) 443-7447

Address to which all correspondence should be mailed (if different than above): _____

RECEIVED

APR 28 2023

CITY OF NOME
CLERKS DEPARTMENT

2)

Assessor's Value	Land: <u>52,400</u>	Bldg: <u>393,900</u>	Total: <u>446,300</u>	Purchase Date: <u>1998</u>
Owner's Estimate of Value	<u>45,000</u>	<u>320,000</u>	<u>365,000</u>	

Owner's reason for estimate of value (including inventory corrections, sales of comparable properties, and property income statements, if appropriate). The Appellant bears the burden of proof. Grounds for adjustment of assessment are proof of unequal, excessive, improper, or under-valuation based on facts that are stated in a valid written appeal or proven at the appeal hearing.

No improvements or adjustments were made to the Land or structures in 2022/2023. The City assessment has shown improvements + therefore taxable value increase every year for several years. This year's jump is 51K. The city needs to manage their spending better.

(PLEASE ATTACH STATEMENT IF YOU NEED MORE SPACE)

3) I hereby affirm that the foregoing information is true and correct, that I have read and understand the guidelines above, and that I am the owner or owner's authorized agent of the property described above.

Peter Hansen
Signature of owner or authorized agent

4/27/23
Date signed

APR
Print Name (if different from item # 1)

SUBSCRIBED and SWORN to before me this _____ day of _____, 20____

NOTARY PUBLIC in and for the STATE of ALASKA: _____

Commission Expires: _____

Seal:

Appeal#:

2023-125

4)

Assessor's Decision	From:	Land: 52,400	Building: 393,900	Total: 446,300
	To:	52,400	379,200	431,600

Assessor's Reason for Decision: Called appellant left message. Corrected depreciations to reflect age and condition. Revalued.
2017 1400 sq ft GAR 720 sq ft

201 IRIS	15165 sq ft	240 sq ft Shop	\$ 495,000
608 W. 2 nd	940 sq ft	576 sq ft Shop	\$ 325,000
210 W. 3 rd	1375 sq ft	Ø	\$ 460,000 Pending List
116 E. 1 st	1384 sq ft	Ø	\$ 375,000

(PLEASE ATTACH STATEMENT IF YOU NEED MORE SPACE)

4/27/23 MCR 5/29/23
 Date Rec'd Decision made by Date Approved by Date Date mailed

5) Appellant's Response:

- ☐ I ACCEPT the assessor's decision in Block 4 above and hereby withdraw my appeal.
- ☐ I DO NOT ACCEPT the assessor's decision and desire to have my appeal presented to the Board of Equalization.

Signature of owner or authorized agent _____ Date _____ Printed Name _____

6)

BOARD OF EQUALIZATION DECISION	LAND:	BUILDING:	TOTAL:
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Date Received _____ Date Heard _____ Certified (Chairman or Clerk of Board) _____ Date _____ Date Mailed _____

2023 BOARD OF EQUALIZATION DATE: MAY 3, 4, & 5 2023

THE FINAL DAY TO APPEAL (April 21, 2023) IS 30 DAYS AFTER THE POSTMARK OF YOUR ASSESSMENT NOTICE (March 22, 2023)