

Appeal 2026-14

Andy Wright

Parcel #01-031-566

237 Mitkof Hwy

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MAR 25 2026

2026-14

FINANCE DEPT.

Petersburg Borough
Petition for Adjustment of Assessed Valuation
Real Property

Date Filed: 3-25-2026

The deadline for filing an appeal with the Assessor is Monday, **March 31, 2026, at 4:30pm.** However, the Board of Equalization, in what is deemed to be unusual circumstances, by vote may waive this time provision. The Assessor **must be** contacted during the 30-day appeal period.

Parcel Identification No 01-031-566

1. I, Andy Wright, representing MA Self, the owner of the above identified property, hereby request the Assessor review the assessment of said property.

2026 Assessed Value:

Land \$ 77,800 Building(s) \$ 295,400 Total \$ 373,200

2. Please answer the following questions for the information of the Assessor and the Board of Equalization in considering this appeal:

A. What date was the property acquired? early 1990's

B. What was the full consideration/price? Around 200 K

C. Did this price include any furniture/ fixtures? If so, List approximate value \$ NO

D. What do you consider the market value?

Land \$ _____ Bldg \$ _____ Total \$ _____

E. What would you consider a fair assessment value?

Land \$ _____ Bldg \$ _____ Total \$ assessment - 20%

F. Have you ever offered this property for sale in the past two years? Yes _____ No X
If yes, with who and for how much? no

G. Have you ever received an offer? Price/when NO

H. Have you had the property appraised in the past 2 years? \$ no

I. How much is the property insured for? \$ See Attachment B

3. There is an error or omission on the assessment of this property for the following reason(s):

See Attachment A

CERTIFICATION: I hereby certify that the answers given on this application are true and correct to the best of my knowledge.

Print Name: Andy Wright Phone #: 907-518-0431

Email: FV_Wright@fahoo.com

Sign here: [Signature]

Date: 3-25-2026

(A)

ATTN CITY ASSESSOR:

I would like to address question #3
concerning Property Assessment.

The impact of new Taxes on existing
Properties is Hard to Quantify.

ITS Hard to put an exact number on
How much De evaluation is appropriate
as every Home or Property has Different
Circumstances.

How ever, The Predators industry Standard
seems to be in the neighborhood of
— 20% if you are within 1000 ft. of
a tower.

I believe there is extenuating circumstances
that would make these numbers more dramatic
in our local situation.

I am open to negotiation as it seems
we are in relatively uncharted waters.

The petition form was unclear on what
to provide supporting documentation for my
argument, it seemed like it was meant for
The Board of equalization if we could not
come to terms.

Thank you for your attention to this
matter.

Respectfully: Andy Wright

(B)

Property currently covered for 725 K
as per current construction costs for same
size home per square ft.

as of May 1st estimated construction
costs are appreciating to 300 per sq. ft.
so new insurance value will be \$70K