
Petersburg Appeal Review

7 messages

Martins Onskulis <monskulis@appraisalalaska.com>
To: cfuglvog@gmail.com

Sun, Mar 22, 2026 at 7:28 AM

Cynthia,

Thank you for discussing your appeal with me a few days ago. We have made adjustments to reflect the damage to the windows, deck, and some foundation issues. We also considered that the cabin is dry.

The building value was adjusted using a table that accounts for individual components of the structure, with percentage adjustments applied based on that schedule. The land value appears consistent with other lots in the immediate vicinity.

The adjusted values are as follows:

Land: \$39,100

Building: \$60,600

Total: \$99,700

Please let me know if you agree or disagree with the adjustment, or if you have any questions.

Thank you,
Martins

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Martins Onskulis, MBA
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Cynthia Fuglvog <cfuglvog@gmail.com>
To: Martins Onskulis <monskulis@appraisalalaska.com>

Tue, Mar 24, 2026 at 10:19 AM

I disagree with the building value. As I stated before in writing in my appeal, and then again, in our discussion, I disagree with the building value. The building being dry is not the real issue. The issue is the damage from the trees falling causing foundation instability, and the main large windows of the building having lost their seal due to the tree damage and foundation instability. Until I can find and afford help to secure the foundation and replace the windows the building has not much value to it. It can certainly not garner interest in the \$100,000.00 range in its condition.

Cynthia Moyer

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Virus-free. www.avg.com

To: Cynthia Fuglvog <cfuglvog@ymail.com>

Cynthia,

Thank you for your reply. Do you happen to have any photos of the damage or anything similar that you could share? That would help me better evaluate the situation.

We do have a photo from 2023, and at that time there did not appear to be any damage.

Thank you,
Martins

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Martins Onskulis <monskulis@appraisalalaska.com>
To: Cynthia Fuglvog <cfuglvog@ymail.com>

Thu, Apr 2, 2026 at 8:46 AM

Cynthia,

I wanted to follow up on my previous email. Please let me know if you have additional information for me to review or if you have any questions.

Thank you,
Martins

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Martins Onskulis <monskulis@appraisalalaska.com>
To: Cynthia Fuglvog <cfuglvog@ymail.com>

Tue, Apr 7, 2026 at 11:30 AM

Cynthia,

I wanted to follow up on my previous email.

The borough is required to publish a list of unresolved appeals and schedule them for the BOE. This does not mean we can't continue working toward a resolution before the hearing.

Please let me know if you have any questions.

Also, for your information, we will be conducting remote property inspections this summer. If there is anything specific you would like us to review, I can add your property to the list for a closer look.

Thank you,
Martins

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Cynthia Fuglvog <cfuglvog@ymail.com>
To: Martins Onskulis <monskulis@appraisalalaska.com>

Tue, Apr 7, 2026 at 1:09 PM

You did not take good photos if you did not see the failing of the buildings foundation, the broken window seals, the damaged deck rail, the back deck has rotted off, the lack of outhouse which was taken out by trees.

Driving by in a skiff or using a drone does not show the details of a structure.

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Martins Onskulis <monskulis@appraisalalaska.com>
To: Cynthia Fuglvog <cfuglvog@ymail.com>

Tue, Apr 7, 2026 at 1:42 PM

Cynthia,

Thank you for your reply.

We do not enter private property or go underneath buildings unless the owner is present and invites us to review the property in more detail. Our inspections are typically conducted from the street or, in this case, from the beach.

Below is a photo we took in the summer of 2023. As mentioned, we will be doing remote properties this summer, and with your permission, we would be happy to take a closer look at the property.

Thank you,
Martins



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