

CARSON CITY BOARD OF EQUALIZATION
Minutes of the February 8, 2000 Meeting
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PRESENT: Chairperson Darrel Cauch
Mary Keating
Chuck Saulisberry
Kevin Vukota

STAFF: Kit Weaver, Assessor
Scott Loff, Chief Property Appraiser
Steve Walker, Property Appraiser I
Mark Forsberg, Chief Deputy District Attorney
Kathleen King, Recording Secretary
(BOE 02/08/00; Tape 1-0001)

A. CALL TO ORDER, ROLL CALL AND DETERMINATION OF A QUORUM (1-0002) -
Chairperson Cauch called the meeting to order at 10:00 a.m. Roll call was taken; a quorum was present. Vice Chairperson Allen was absent.

B. APPROVAL OF MINUTES (1-0005) - Member Keating moved to approve the minutes of the February 1, 2000 meeting. Member Vukota seconded the motion. Motion carried 4-0.

Chairperson Cauch recessed the meeting at 10:03 a.m. to await the arrival of Mr. Forsberg. The meeting was reconvened at 10:05 a.m.

C. DISCUSSION AND POSSIBLE ACTION ON PETITIONS FOR REVIEW OF ASSESSED VALUATION

C-1. SAGEWOOD MANOR ASSOCIATES, 500 WEST COLLEGE PARKWAY, CARSON CITY, NV, APN 002-391-07; AND C-2. BROADLEAF MANOR ASSOCIATES, 777 BROADLEAF LANE, CARSON CITY, NV, APN 002-391-06 (1-0020) - At the request of Chairperson Cauch, Ms. King provided information on her contact with the PriceWaterhouse Coopers representative, as follows: At the request of Mr. Weaver, a telephone call was made to Jim Landau's office following the February 1, 2000 meeting. Ms. King left a voice mail message advising Mr. Landau of the rescheduled date and time of the hearing on the above-referenced properties. The following day, Wednesday, February 2, 2000, Ms. King received direction from the Assessor's Office to continue to call PriceWaterhouse Coopers until she could speak directly with a representative about the rescheduled hearing date. Ms. King placed another phone call and spoke with Mr. Landau, advising him of the rescheduled hearing date and time and that another certified letter had been mailed. She also requested Mr. Landau's fax number and faxed the letter and the agenda to him following the telephone call. During the conversation, Mr. Landau asked if he could call the Assessor's Office directly to try to resolve the matter over the phone. Ms. King provided him Mr. Weaver's name and the Assessor's Office telephone number. Mr. Weaver advised that his office was not subsequently contacted by Mr.

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Landau or any other representative of PriceWaterhouse Coopers.

Chairperson Cauch reviewed the information included on the petitions for review of assessed valuation. He advised that records show a sale of the properties in escrow for \$12.6 million. Mr. Forsberg requested that the record reflect that the Board was taking action on the petitions based on the information contained in the petitions and that no other information was provided for review by the Board in support of the petitions. He advised that the record stands complete at the time of the action taken by the Board.

In response to a question, Mr. Loff advised that he had contacted the real estate agent handling the sale of the properties and was advised that the sale was still in escrow. Discussion ensued with regard to the estimated income approach for each of the two units, and Mr. Loff advised that he had received the income information from the manager's office as of one week ago.

Member Keating moved that the Board deny the petitions based upon the evidence in the record. Member Saulisberry seconded the motion. Chairperson Cauch requested a roll call vote, the results of which were as follows: Chairperson Cauch, Member Keating, Member Saulisberry, Member Vukota - Aye. Motion carried 4-0.

D. PUBLIC COMMENTS (1-0153) - None.

E. MEMBER COMMENTS (1-0154) - None.

F. STAFF COMMENTS (1-0156) Mr. Loff thanked the Board for a job well done.

G. ACTION TO CANCEL FURTHER SCHEDULED MEETINGS AND FINAL ADJOURNMENT (1-0163) - Member Saulisberry moved to adjourn the meeting. Member Keating seconded the motion. Motion carried 4-0.

The Minutes of the February 8, 2000 meeting of the Carson City Board of Equalization are so approved this ____ day of February, 2000.

DARREL CAUCH, Chairperson