

**4/18/2024**

**Maple Ridge Township Board of Appeal and Equalization**

On Thursday, April 18, 2024 the of the Maple Ridge Board of Appeal and Equalization was called to order at 7:00 PM by chair, George E. Carlson.

Members present were George E. Carlson, Robert A. Anderson, Patrick J. Gerold and Joseph D. Rajkowski. Others present were Elisha Long, Isanti County Assessor, Jim Warden, Isanti County Appraiser and Colleen Blackford, Isanti County Appraiser.

Elisha Long stated that there was 1 good sale, (1 residential improved sale) and 1 bare land sale from October, 2022 through September, 2023 in Maple Ridge Township. She also mentioned that the state requires a sales per-cent ratio between 90 and 105 %. The Maple Ridge Township median sale ratio was 81.62 %. The EMV is \$3600/acre for tillable, up \$200/acre from 2024 and \$3,300/acre for non-tillable land, same as 2024. Waste land is \$1,500/acre, same as in 2024. B-Site at \$40,000, the same as in 2024 and 1<sup>st</sup> 10 acres at \$8,000/Acre same as in 2024. There was a 1 residential improvement sale, with a sale ratio was 81.62 %. The assessment from last year was increased 1.21%. New listings are up 50% from last year. The per-cent of original listed price received was 98.4%. The median sales price for Isanti county was \$315,000, up 3.6% from the median assessed value. According to the realtors in the area, the listings were on the market approximately 74 days, up from last year's 42 days average of being on the market. Adjustments go by the recent review of building upgrades, which are done every 5 years.

Motion to adjourn the meeting was made by George E. Carlson and seconded by Patrick J. Gerold. Motion unanimous (3-0). Meeting Adjourned at 7:30 PM.

Respectfully; Joseph D. Rajkowski Maple Ridge Township Clerk

Attest: \_\_\_\_\_ Date: \_\_\_\_\_ Attest: \_\_\_\_\_ Date: \_\_\_\_\_

Joseph D. Rajkowski Clerk

George E. Carlson Chair