

**AGENDA**  
**BOARD OF EQUALIZATION**  
**THE CITY AND BOROUGH OF JUNEAU, ALASKA**  
Thursday, November 4, 2021 at 5:30 PM  
Virtual Meeting Only via Zoom Webinar  
<https://juneau.zoom.us/j/99741860260>  
or call: 1-253-215-8782 Webinar ID: 997 4186 0260

- I. Call to Order**
- II. Roll Call**
- III. Selection of Presiding Officer**
- IV. Approval of Agenda**
- V. Property Appeals**

Attached is a 2021 commercial property appeal being brought before the Board of Equalization for final value determination. The Appellant and the Assessor were unable to reach an agreement for the parcel values. You will find for each parcel the following –

- Appellant’s Appeal
- Appellant’s Documentation at the time of Appeal
- Board of Equalization Presentation

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**Appeal No. 2021-0529**

**Appellant: Grant Rentals LLC**  
Parcel No.: 1D060L020140

Location: NHN Nowell Ave  
Type: Vacant – Residential

<b>Appellant’s Estimate of Value</b>	<b>Original Assessed Value</b>	<b>Recommended Value</b>
Site: \$25,000	Site: \$55,000	Site: \$55,000
Buildings: \$0	Buildings: \$0	Buildings: \$0
Total: \$25,000	Total: \$55,000	Total: \$55,000

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**Appeal No. 2021-0523**

**Appellant: Franklin St Properties LLC**  
Parcel No.: 1C070A170091

Location: 431 N Franklin St – Suite 100  
Type: Commercial - Condo

<b>Appellant’s Estimate of Value</b>	<b>Original Assessed Value</b>	<b>Recommended Value</b>
Site: Not Provided	Site: \$42,450	Site: \$42,450
Buildings: Not Provided	Buildings: \$76,700	Buildings: \$76,700
Total: \$1,350,000*** (combined 0091/0092/0094/0095)	Total: \$119,150	Total: \$119,150

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**Appeal No. 2021-0524**

**Appellant: Franklin St Properties LLC**  
Parcel No.: 1C070A170092

Location: 431 N Franklin St – Suite 102  
Type: Commercial – Condo

<b>Appellant's Estimate of Value</b>	<b>Original Assessed Value</b>	<b>Recommended Value</b>
Site: Not Provided	Site: \$72,600	Site: \$72,600
Buildings: Not Provided	Buildings: \$131,600	Buildings: \$131,600
Total: \$1,350,000*** (combined 0091/0092/0094/0095)	Total: \$204,200	Total: \$204,200

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**Appeal No. 2021-0525**

**Appellant: Franklin St Properties LLC**  
Parcel No.: 1C070A170093

Location: 431 N Franklin St – Suite 200  
Type: Commercial – Condo

<b>Appellant's Estimate of Value</b>	<b>Original Assessed Value</b>	<b>Recommended Value</b>
Site: Not Provided	Site: \$163,500	Site: \$163,500
Buildings: Not Provided	Buildings: \$296,000	Buildings: \$296,000
Total: \$1,350,000*** (combined 0091/0092/0094/0095)	Total: \$459,500	Total: \$459,500

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**Appeal No. 2021-0526**

**Appellant: Franklin St Properties LLC**  
Parcel No.: 1C070A170094

Location: 431 N Franklin St – Suite 300  
Type: Commercial – Condo

<b>Appellant's Estimate of Value</b>	<b>Original Assessed Value</b>	<b>Recommended Value</b>
Site: Not Provided	Site: \$163,500	Site: \$163,500
Buildings: Not Provided	Buildings: \$296,000	Buildings: \$296,000
Total: \$1,350,000*** (combined 0091/0092/0094/0095)	Total: \$459,500	Total: \$459,500

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**Appeal No. 2021-0527**

**Appellant: Franklin St Properties LLC**  
Parcel No.: 1C070A170095

Location: 431 N Franklin St – Suite 400  
Type: Commercial – Condo

<b>Appellant's Estimate of Value</b>	<b>Original Assessed Value</b>	<b>Recommended Value</b>
Site: Not Provided	Site: \$163,500	Site: \$163,500
Buildings: Not Provided	Buildings: \$296,000	Buildings: \$296,000
Total: \$1,350,000*** (combined 0091/0092/0094/0095)	Total: \$459,500	Total: \$459,500

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**Appeal No. 2021-0528**

**Appellant: Franklin St Properties LLC**

Parcel No.: 1C070A100070

Location: 339 N Franklin St

Type: Commercial – Vacant

**Appellant's Estimate of Value**

Site: \$140,000

Buildings: \$0

Total: \$140,000

**Original Assessed Value**

Site: \$228,900

Buildings: \$0

Total: \$228,900

**Recommended Value**

Site: \$228,900

Buildings: \$0

Total: \$228,900

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**Appeal No. 2021-0532**

**Appellant: Grants Plaza LLC**

Parcel No.: 5B1201000031

Location: 5157 Glacier Hwy

Type: Commercial – Gas Station/parking

**Appellant's Estimate of Value**

Site: Not Provided

Buildings: Not Provided

Total: \$2,626,000

**Original Assessed Value**

Site: \$3,561,000

Buildings: \$0

Total: \$3,561,000

**Recommended Value**

Site: \$3,561,000

Buildings: \$0

Total: \$3,561,000

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**Appeal No. 2021-0533**

**Appellant: Grants Plaza LLC**

Parcel No.: 5B1201000032

Location: 5165 Glacier Hwy

Type: Commercial – Retail

**Appellant's Estimate of Value**

Site: \$435,600

Buildings: \$975,920

Total: \$1,411,520

**Original Assessed Value**

Site: \$588,000

Buildings: \$975,920

Total: \$1,563,920

**Recommended Value**

Site: \$588,000

Buildings: \$975,920

Total: \$1,563,920

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**VI. Adjournment**