

**Order of the     Kittitas     County**  
**Board of Equalization**

Property Owner: Douglas Weis  
Parcel Number(s): 156034  
Assessment Year: 2022 Petition Number: BE-220131  
Date(s) of Hearing: 10/28/2022

Having considered the evidence presented by the parties in this appeal, the Board hereby:

sustains     overrules    the determination of the assessor.

**Assessor's True and Fair Value**

<input checked="" type="checkbox"/> Land	\$	<u>75,260</u>
<input checked="" type="checkbox"/> Improvements	\$	<u>166,080</u>
<input type="checkbox"/> Minerals	\$	<u>          </u>
<input type="checkbox"/> Personal Property	\$	<u>          </u>
Total Value	\$	<u>241,340</u>

**BOE True and Fair Value Determination**

<input checked="" type="checkbox"/> Land	\$	<u>75,260</u>
<input checked="" type="checkbox"/> Improvements	\$	<u>166,080</u>
<input type="checkbox"/> Minerals	\$	<u>          </u>
<input type="checkbox"/> Personal Property	\$	<u>          </u>
Total Value	\$	<u>241,340</u>

This decision is based on our finding that:

The issue before the Board is the assessed value of land/improvements.

A hearing was held on October 28, 2022. Those present: Jessica Hutchinson, Jennifer Hoyt, Josh Cox, Clerk Emily Smith, Appraiser Danny Rominger, and Appellant Douglas Weis.

The appellant stated that he bought the subject property after it burned. The land value seems high compared to other properties in Ronald. Ronald is unincorporated, so it has fewer services than other cities. The home is not able to be occupied at this time due to fire damage and the water and power being shut off. He will have to hire an engineer and get permits to repair the home. The appellant went over his submitted comparable properties.

Jessica Hutchinson asked if there has been a destroyed property claim made on the house due to the fire. No, but the assessor's office has made a 55% adjustment to account for the home having fire damage. \$117,351 has been removed from the total value of the property.

The appraiser stated that the subject property was inspected this year, after talking to the fire department and learning about the extent of the fire damage, a 55% adjustment was made. He went over the appellant's submitted comparable properties, and the comparable sales the assessor's office submitted.

The Board voted 3-0 to uphold the Assessor's Value. The fire damage to the home has been accounted for by the Assessor with a 55% reduction in value.

Dated this 14 day of December, (year) 2022

  
Chairperson's Signature

  
Clerk's Signature

## NOTICE

This order can be appealed to the State Board of Tax Appeals by filing a formal or informal appeal with them at PO Box 40915, Olympia, WA 98504-0915 or at their website at [bta.state.wa.us/appeal/forms.htm](http://bta.state.wa.us/appeal/forms.htm) within thirty days of the date of mailing of this order. The appeal forms are available from either your county assessor or the State Board of Tax Appeals.

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