

**Board of Equalization Hearings  
Local – Brookings City and School  
Thursday, March 21, 2024 (unapproved)**

The local Board of Equalization for the City of Brookings met at 9:00 a.m. on Thursday, March 21, 2024 in the Brookings City & County Government Center. (A quorum of members was not able to be obtained for Monday, March 18<sup>th</sup> as identified in SDCL 10-11-13.) The following members were present: Deputy Mayor Nick Wendell; City Council Members Wayne Avery, Brianna Doran, and Bonny Specker; and School Board Member Teresa Binkley. Jacob Brehmer, Equalization Office Director, Reid Squires, Deputy Equalization Director, and Bonnie Foster, City Clerk were also present.

Deputy Mayor Nick Wendell called the meeting to order at 9:00 a.m.

The following appeals were heard by the Local Board:

**No. 01: Michael Moriarty**

**Moriarty Third Addition, Lot 4 & 5, and 566 feet of West 90 feet of West 90 feet of Lot 3, Block 2 (703 8<sup>th</sup> St. So.)**

Parcel: 40380-00200-004-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$60,100	\$493,000	\$553,100
Appellant's Request	\$60,100	\$339,900	\$400,000
Board's Decision	\$60,100	\$493,000	\$553,100

A motion was made by Specker, seconded by Avery, for the valuation to remain at \$60,100 on the land, and \$493,000 on the building, for a total of \$553,100. All members voted yes; motion carried.

**No. 02: Michael Moriarty**

**Moriarty Third Addition, Lot 5, Block 1 (510 7<sup>th</sup> Ave. So.)**

Parcel: 40380-00100-005-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$43,600	\$956,200	\$999,800
Appellant's Request	\$43,600	\$756,400	\$800,000
Board's Decision	\$43,600	\$956,200	\$999,800

A motion was made by Specker, seconded by Doran, for the valuation to remain at \$43,600 on the land, and \$956,200 on the building, for a total of \$999,800. All members voted yes; motion carried.

**No. 03: Michael Moriarty**

**Moriarty Fourth Addition, Lot 1A, Block 3 (1830 8<sup>th</sup> St. So.)**

Parcel: 40381-00300-001-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$106,300	\$930,600	\$1,036,900
Appellant's Request	\$106,300	\$693,700	\$800,000
Board's Decision	\$106,300	\$930,600	\$1,036,900

A motion was made by Binkley, seconded by Doran, for the valuation to remain at \$106,300 on the land, and \$930,600 on the building, for a total of \$1,036,900. All members voted yes; motion carried.

**No. 04: Michael Moriarty**  
**Moriarty Fourth Addition, Lot 2A, Block 3 (829 Park Ave.)**

Parcel: 40381-00300-002-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$134,200	\$1,023,000	\$1,157,200
Appellant's Request	\$134,200	\$695,800	\$830,000
Board's Decision	\$134,200	\$1,023,000	\$1,157,200

A motion was made by Doran, seconded by Specker, for the valuation to remain at \$134,200 on the land, and \$1,023,000 on the building, for a total of \$1,157,200. All members voted yes; motion carried.

**No. 05: Michael Moriarty**  
**Moriarty Fourth Addition, Lot 3A, Block 3 (839 Park Ave.)**

Parcel: 40381-00300-003-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$149,800	\$975,000	\$1,124,800
Appellant's Request	\$149,800	\$700,200	\$850,000
Board's Decision	\$149,800	\$975,000	\$1,124,800

A motion was made by Avery, seconded by Specker, for the valuation to remain at \$149,800 on the land, and \$975,000 on the building, for a total of \$1,124,800. All members voted yes; motion carried.

**No. 06: Paul E. Moriarty**  
**Moriarty Edgebrook Addition, Lot 15, Block 9 (2003-2015 20<sup>th</sup> St. So.)**

Parcel: 40372-00900-015-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$544,700	\$4,443,200	\$4,987,900
Appellant's Request	\$544,700	\$3,055,000	\$3,599,700
Board's Decision	\$544,700	\$4,443,200	\$4,987,900

A motion was made by Doran, seconded by Specker, for the valuation to remain at \$544,700 on the land, and \$4,443,200 on the building, for a total of \$4,987,900. All members voted yes; motion carried.

**No. 07: Paul E. Moriarty**  
**Moriarty Edgebrook Addition, Lot 7, Block 1 (701 W. 13<sup>th</sup> St.)**

Parcel: 40375-00100-007-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$472,600	\$477,900	\$950,500
Appellant's Request	\$362,000	\$191,400	\$553,400
Board's Decision	\$472,600	\$477,900	\$950,500

A motion was made by Specker, seconded by Doran, for the valuation to remain at \$472,600 on the land, and \$477,900 on the building, for a total of \$950,500. All members voted yes; motion carried.

**No. 08: Paul E. Moriarty**  
**Indian Hills Addition, Lots 4-5-6, Onaka Village (817 Onaka Trail)**

Parcel: 40265-01000-004-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$63,000	\$459,400	\$522,400
Appellant's Request	\$63,000	\$322,500	\$385,500
Board's Decision	\$63,000	\$325,840	\$388,840

A motion was made by Binkley, seconded by Specker, for the valuation to remain at \$63,200 on the land, and change the building to \$325,840, for a total of \$388,840. All members voted yes; motion carried.

**No. 09: Paul E. Moriarty  
Henry's Addition, Lots 7-8, Block 2 (705 Main Ave.)**

Parcel: 40235-00200-007-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$49,500	\$378,000	\$427,500
Appellant's Request	\$49,500	\$227,400	\$276,900
Board's Decision	\$49,500	\$243,960	\$293,460

A motion was made by Specker, seconded by Avery, for the valuation to remain at \$49,500 on the land, and change the building to \$243,960, for a total of \$293,460. All members voted yes; motion carried.

**No. 10: Paul E. Moriarty  
Moriarty Fourth Addition, Lot 2 and South 40 feet of Lot 1, Block 2 (830-840-844 Park Ave.)**

Parcel: 40381-00200-002-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$284,900	\$2,236,900	\$2,521,800
Appellant's Request	\$284,900	\$1,241,800	\$1,526,700
Board's Decision	\$284,900	\$2,236,900	\$2,521,800

A motion was made by Binkley, seconded by Specker, for the valuation to remain at \$284,900 on the land, and \$2,236,900 on the building, for a total of \$2,521,800. All members voted yes; motion carried.

**No. 11: Paul E. Moriarty  
Randi Petersons Addition, West 132 feet of Lot 4, and all of Lot 5, Block 2 (716 Medary Ave.)**

Parcel: 40500-00200-005-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$44,600	\$381,100	\$425,700
Appellant's Request	\$44,600	\$300,500	\$345,100
Board's Decision	\$44,600	\$381,100	\$425,700

A motion was made by Doran, seconded by Avery, for the valuation to remain at \$44,600 on the land, and \$381,100 on the building, for a total of \$425,700. All members voted yes; motion carried.

**No. 12: Paul E. Moriarty  
Randi Petersons Addition, Lot 6, Block 2 (722 Medary Ave.)**

Parcel: 40500-00200-006-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$24,800	\$209,400	\$234,200
Appellant's Request	\$24,800	\$148,400	\$173,200
Board's Decision	\$24,800	\$209,400	\$234,200

A motion was made by Doran, seconded by Binkley, for the valuation to remain at \$24,800 on the land, and \$209,400 on the building, for a total of \$234,200. All members voted yes; motion carried.

**No. 13: Paul E. Moriarty  
Randi Peterson Addition, Lots 7-8, Block 2 (726 Medary Ave.)**

Parcel: 40500-00200-008-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$49,500	\$480,500	\$530,000
Appellant's Request	\$49,500	\$307,400	\$356,900
Board's Decision	\$49,500	\$480,500	\$530,000

A motion was made by Specker, seconded by Doran, for the valuation to remain at \$49,500 on the land, and \$480,500 on the building, for a total of \$530,000. All members voted yes; motion carried.

**No. 14: Paul E. Moriarty  
Randi Peterson Addition, Lots 12-13, Block 2 (717 11<sup>th</sup> Ave.)**

Parcel: 40500-00200-012-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$49,500	\$469,500	\$519,000
Appellant's Request	\$49,500	\$300,900	\$350,400
Board's Decision	\$49,500	\$469,500	\$519,000

A motion was made by Doran, seconded by Avery, for the valuation to remain at \$49,500 on the land, and \$469,500 on the building, for a total of \$519,000. All members voted yes; motion carried.

**No. 15: Paul E. Moriarty  
Moriarty Third Addition, Lot 4, Block 1 (534 7<sup>th</sup> Ave. So.)**

Parcel: 40380-00100-004-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$52,000	\$886,800	\$938,800
Appellant's Request	\$52,000	\$678,600	\$730,600
Board's Decision	\$52,000	\$886,800	\$938,800

A motion was made by Doran, seconded by Specker, for the valuation to remain at \$52,000 on the land, and \$886,800 on the building, for a total of \$938,800. All members voted yes; motion carried.

**No. 16: Paul E. Moriarty  
Petersons Second Addition, Lots 3-4-5, Block 8 (614 Harvey Dunn St.)**

Parcel: 40455-00800-003-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$108,000	\$788,300	\$896,300
Appellant's Request	\$108,000	\$438,500	\$546,500
Board's Decision	\$108,000	\$684,605	\$792,605

A motion was made by Doran, seconded by Avery, for the valuation to remain at \$108,000 on the land, and \$684,605 on the building, for a total of \$792,605. All members voted yes; motion carried.

**No. 17: Paul E. Moriarty  
Henry's Addition, West 78 feet of South 190 feet of Lot 10, East 59 feet of Lot 15, Block 2 (229 7<sup>th</sup> St.)**

Parcel: 40235-00200-015-10	LAND	BUILDING	TOTAL
2024 County Valuation	\$32,500	\$705,500	\$738,000
Appellant's Request	\$32,500	\$455,500	\$488,000
Board's Decision	\$32,500	\$575,480	\$607,980

A motion was made by Specker, seconded by Binkley, for the valuation to remain at \$32,500 on the land, and \$575,480 on the building, for a total of \$607,980. All members voted yes; motion carried.

**No. 18: Paul E. Moriarty  
Moriarty Third Addition, Lots 1, 2, 5, and Lot 3, exc South 66 feet of West 90 feet, Block 2 (711 8<sup>th</sup> St. So.)**

Parcel: 40380-00200-001-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$198,000	\$1,517,100	\$1,715,100

Appellant's Request	\$198,000	\$1,383,500	\$1,581,500
Board's Decision	\$198,000	\$1,517,100	\$1,715,100

A motion was made by Binkley, seconded by Doran, for the valuation to remain at \$198,000 on the land, and \$1,517,000 on the building, for a total of \$1,715,000. All members voted yes; motion carried.

**No. 19: Paul E. Moriarty**

**Moriarty Addition, Block I** (525-535 Elm Ave., 601-611 Elm Ave., 508-518 Heritage Dr., 524-534 Heritage Dr., 600-610 Heritage Dr., and 1418-1428 5<sup>th</sup> St. So.)

Parcel: 40370-00100-000-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$234,000	\$1,593,800	\$1,827,800
Appellant's Request	\$234,000	\$1,472,800	\$1,706,800
Board's Decision	\$234,000	\$1,593,800	\$1,827,800

A motion was made by Binkley, seconded by Specker, for the valuation to remain at \$234,000 on the land, and \$1,593,800 on the building, for a total of \$1,827,800. All members voted yes; motion carried.

The following Equalization Office corrections were reviewed:

**Equalization Office Corrections:**

A motion was made by City Council Member Specker, seconded by City Council Member Doran, to approve the following Equalization Office corrections:

**No. 01: Suann D Aho**

**Reserve Second Addition, Lot 33, Block 9** (1402 Bluestem Path)

Parcel: 40504-009-00-033-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$45,000	\$514,500	\$559,500
Equalization Office Request	\$45,000	\$349,800	\$394,800
Board's Decision	\$45,000	\$349,800	\$394,800

**No. 02: VK Properties LLC**

**Camelot Square Addition, Lot 26, and the North 20 feet of Lots 25, Block 1** (1106 Christine Ave.)

Parcel: 40090-00100-026-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$34,400	\$284,400	\$318,800
Equalization Office Request	\$34,400	\$245,000	\$279,400
Board's Decision	\$34,400	\$245,000	\$279,400

**No. 03: Bret P Enderson EtUx**

**Americana Addition, Lot 1A, Block 2** (2018 Constitution Blvd.)

Parcel: 40014-00200-001-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$69,000	\$679,900	\$748,900
Equalization Office Request	\$69,000	\$587,800	\$656,800
Board's Decision	\$69,000	\$587,800	\$656,800

**No. 04: Mahalohana II LLC**

**Reserve Third Addition, Block I (1515-1525-1522-1538-1608-1622 Ohana Ave.)**

Parcel: 40501-00100-000-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$624,700	\$3,695,600	\$4,320,300
Equalization Office Request	\$624,700	\$3,079,500	\$3,704,200
Board's Decision	\$624,700	\$3,079,500	\$3,704,200

**No. 05: Flats at Neill Park LLC**

**Prairie Hills Addition, Lot 2, Block 19 (525 Sweetgrass Dr.)**

Parcel: 40473-01900-002-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$545,500	\$4,653,000	\$5,198,500
Equalization Office Request	\$545,500	\$0	\$545,500
Board's Decision	\$545,500	\$0	\$545,500

**No. 06: Flats at Neill Park LLC**

**Prairie Hills Addition, Block 20A (2123 Tall Grass Parkway)**

Parcel: 40473-02000-000-05	LAND	BUILDING	TOTAL
2024 County Valuation	\$548,900	\$4,701,200	\$5,250,100
Equalization Office Request	\$548,900	\$0	\$548,900
Board's Decision	\$548,900	\$0	\$548,900

**No. 07: Sodak Ace LLC**

**Southland Addition, Lot 1, Block 4 (2113 Ace Ave.)**

Parcel: 40582-00400-001-00	LAND	BUILDING	TOTAL
2024 County Valuation	\$73,800	\$415,300	\$489,100
Equalization Office Request	\$73,800	\$0	\$73,800
Board's Decision	\$73,800	\$0	\$73,800

All present voted yes; motion carried.

A motion was made by Binkley, seconded by Specker to adjourn. The hearing was adjourned at 12:00 noon.

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Bonnie Foster, City Clerk