

City of Wilmont
Equalization Meeting
April 28, 2025 at 2:30 pm

Mayor Josh Balter called to order the Local Board of Appeal & Equalization meeting held on Monday April 28, 2025 at 2:30 pm at the Wilmont Community Center & the Pledge of Allegiance was said. The purpose of this meeting was for the City of Wilmont Equalization hearing. Council members present were Tom Slater, Isaac Joens & Mayor Josh Balter. Others present were City Clerk, Amber Bertrand, County – Val Ruesch, John Meyer & Dave Maras and residents in attendance were John Jueneman Adam Vaske & Anna Hinds.

Val Reusch went over the normal reasons for the increases and went over the homes that were sold. The residential trend was a positive 8%. The City had 6 sales which means we become a stand alone district and needed to be within the 90-105% Market Value that is set by the State. We were sitting at 74.51% so needed to raise at least 16% to be in compliance which is where a large portion of the market value increase is coming from. Land also increased 15-20% and County had to adjust buildings.

John Jueneman was present and wanted to know why his home value increased so much. He did keep talking about the tax side of things which this meeting only deals with value and not taxes but John did want to dispute value on home.

Adam Vaske & Anna Hinds were also curious as to why the large jump in value. Anna said that she understood what Val was saying and when Amber mentioned that the only way to have the County reconsider the value on the home would be to allow an interior inspection which Anna declined. With them refusing the interior inspection they forfeit the option to dispute the value. Adam and Anna understood and still said no to inspection so nothing further is needed for this home value.

Val said that Dave and Judy Christians had reached out to the Assessors office on the 2 rental homes they own in Wilmont as they thought the value of home was too high compared to the condition of the homes. They were not able to make it to the meeting but did send in an email which Amber presented to the Council.

Council discussed those that wanted to dispute the home values and decided for no change so the County could have time to do interior inspections and re-evaluate the home value which then would be brought to the County LBAE meeting. On a motion by Tom Slater and seconded by Isaac Joens it was duly passed to do no change for John Jueneman and Dave/Judy Christians home values that were being disputed. All in favor, motion carried.

No one else had any other issues or questions so a motion to adjourn the meeting was made by Tom Slater and seconded by Isaac Joens. All were in favor. Motion carried.

Minutes taken by Amber Bertrand

Clerk/Treasurer
City of Wilmont