

**Official Notice of Open Book to Examine the Assessment Roll  
And  
Official Notice of Board of Review**

**STATE OF WISCONSIN  
Village of Fox Point  
Milwaukee County**

**NOTICE IS HEREBY GIVEN** that pursuant to Sec 70.45 of Wis. Statutes, the assessment roll for the 2017 assessment year for the Village of Fox Point, Milwaukee County will be open for examination. The **OPEN BOOK session will be held in the Municipal Building Schwemer Hall of the Village of Fox Point, 7200 North Santa Monica Boulevard, Fox Point, Wisconsin on Thursday, September 14, 2017 from 11:00 a.m. until 7:00 p.m.** and only if necessary, Friday, September 15, 2017 from 9:00 a.m. until 12:00 p.m. in the Municipal Building Conference Room of the Village of Fox Point, 7200 North Santa Monica Boulevard, Fox Point, Wisconsin. **Appointments are recommended for the open book session with the Assessor by calling Associated Appraisal Consultants at 1-800-721-4157, prior to September 14, 2017.** Instructional material and information on how to file an objection and Board of Review procedures will be available at that time for of Open Book under Wisconsin law. The 2017 property assessments for the Village of Fox Point, Milwaukee County will be available for the public to review, prior to Open Book, beginning on Wednesday, September 6, 2017.

**NOTICE IS ALSO HEREBY GIVEN** that the **Board of Review** for the **Village of Fox Point of Milwaukee County** will convene in **open session on Wednesday, October 4, 2017 at 5:30 p.m.** in Municipal Building of Schwemer Hall, 7200 N. Santa Monica Blvd, Fox Point, Milwaukee County for the purpose of reviewing and examining the assessment roll of real and personal property, and to hear objections to valuation of property in the Village of Fox Point.

Please be advised of the following requirements to appear before the Board of Review and procedural requirements if appearing before the Board.

No person shall be allowed to appear before the board of review, to testify to the board by telephone, or to contest the amount of any assessment of real or personal property if the person has refused a reasonable written request by certified mail of the assessor to view such property.

After the first meeting of the board of review and before the board's final adjournment, no person who is scheduled to appear before the board of review may contact, or provide information to a member of the board about that person's objection except at a session of the board of review.

The board of review may not hear an objection to the amount or valuation of property unless, at least 48 hours before the board's first scheduled meeting, the objector provides to the board's clerk written or oral notice of an intent to file an objection, except that upon a showing of good cause and the submission of a written objection, the board shall waive that requirement during the first 2 hours of the board's first scheduled meeting, and the board may waive that requirement up to the end of the 5<sup>th</sup> day of the session or up to the end of the final day of the session if the session is less than 5 days with proof of extraordinary circumstances for failure to meet the 48-hour notice requirement and failure to appear before the board of review during the first 2 hours of the first scheduled meeting.

Objections to the amount or valuation of property shall first be made in writing and filed with the clerk of the board of review within the first 2 hours of the board's first scheduled meeting, except that, upon evidence of extraordinary circumstances, the board may waive that requirement up to the end of the 5<sup>th</sup> day of the session or up to the end of the final day of the session if the session is less than 5 days. The board may require objections to the amount or valuation of property to be submitted on forms approved by the Department of Revenue, and the board shall require that any forms include stated valuations of the property in question. Persons who own land and improvements to that land may object to the aggregate valuation of that land and improvements to that land, but no person who owns land and improvements to that land may object only to the valuation of that land or only to the valuation of improvements to that land. No person may be allowed in any action or proceedings to question the amount or valuation of property unless the written objection has been filed and that person in good faith presented evidence to the board in support of the objections and made full disclosure before the board, under oath, of all that person's property liable to assessment in the district and the value of

that property. The requirement that objections be in writing may be waived by express action of the board.

When appearing before the board of review, the objecting person shall specify in writing the person's estimate of the value of the land and of the improvements that are the subject of the person's objection and specify the information that the person used to arrive at that estimate.

No person may appear before the board of review, testify to the board by telephone, or object to a valuation if that valuation was made by the assessor or the objector using the income method of valuation; unless the person supplies to the assessor all of the information about income and expenses, as specified in the assessor's manual under s. 73.03 (2a) of Wis. stats, that the assessor requests.

The Village of Fox Point has an ordinance for the confidentiality of information about income and expenses that is provided to the assessor under this paragraph which provides exceptions for persons using information in the discharge of duties imposed by law or the duties of their officer or by order of a court.\* The information that is provided under this paragraph, unless a court determined that it is inaccurate, is not subject to the right of inspection and copying under Sec. 19.35(1) of Wis. stats.

The board shall hear upon oath, by telephone, all ill or disabled persons who present to the board a letter from a physician, surgeon or osteopath that confirms their illness or disability. No other persons may testify by telephone unless the board, in its discretion, has determined to grant a property owner's or their representative's request to testify under oath by telephone or written statement.

No person may appear before the board of review, testify to the board by telephone or contest the amount of the assessment unless, at least 48 hours before the first meeting of the board or at least 48 hours before the objection is heard if the objection is allowed because the person has been granted a waiver of the 48-hour notice of an intent to file a written objection by appearing before the board during the first two hours of the meeting and showing good cause for failure to meet the 48-hour notice requirement and files a written objection, that the person provides to the clerk of the board of review notice as whether the person will ask for a removal of any board members and, if so, which member will be removed and the person's reasonable estimate of the length of time that the hearing will take.

Notice is hereby given this **10<sup>th</sup> day of August, 2017.**

Respectfully submitted,  
Village of Fox Point

A handwritten signature in black ink, appearing to read "Kelly A. Meyer". The signature is written in a cursive, flowing style.

Kelly A. Meyer, WCMC  
Village Clerk/Treasurer