

Quainton, Madeleine

Subject: FW: <EXTERNAL-SENDER>For KPB Assembly Packet 4 . 2 . 2024

From: Turner, Michele <MicheleTurner@kpb.us>
Sent: Tuesday, April 2, 2024 12:19 PM
To: Quainton, Madeleine <mquainton@kpb.us>
Subject: FW: <EXTERNAL-SENDER>For KPB Assembly Packet 4 . 2 . 2024

Public comment for items not on the agenda.

Thank you,

Michele Turner, CMC
Borough Clerk
Kenai Peninsula Borough
Office: 907-714-2160
Direct: 907-714-2162

From: Chris Story <alaskamattersradio@gmail.com>
Sent: Tuesday, April 2, 2024 11:54 AM
To: G_Notify_AssemblyClerk <G_Notify_AssemblyClerk@kpb.us>
Subject: <EXTERNAL-SENDER>For KPB Assembly Packet 4 . 2 . 2024

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Dear Madam Clerk;
May this find you well.
Please add the attached Resolution to the packet for tonights meeting.
all my best;
Chris Story
Kachemak Board of Realtors
907.299.7653

Kachemak Board of Realtors

Resolution: Freeze the Squeeze

Whereas, the Kachemak Board of Realtors recognizes the need to address the assessment increases borough-wide for the year 2024 and acknowledges the importance of ensuring fairness and accountability in property valuation;

Whereas, it is imperative to allow for a period of post-pandemic stabilization to accurately evaluate the economic landscape before implementing further tax-related increases;

Whereas, taxation on unrealized and historic exigent circumstances is deemed morally unacceptable by this Board;

Whereas, the state statute 29.45.110 mandates property assessment at fair market value, aiming to protect constituents from exploitative practices and facilitate local government funding;

Now, therefore, be it resolved that the Kachemak Board of Realtors sets forth the following four-point plan for immediate enactment by the KPB (Kenai Peninsula Borough):

1. Freeze assessed values for the year 2024 at 2023 levels, with exceptions granted to successful appellants who have secured reductions in their 2023 evaluations, wherein the lower valuation shall prevail.


2. Pass an ordinance establishing a cap on the rate of assessed value increase permissible within a single year, limiting it to no more than the Consumer Price Index (CPI) or 5% annually, whichever is lesser.

3. Enhance the senior exemption to \$500,000, incorporating an escalation clause tied to the rate of assessed value growth, thereby safeguarding seniors from the diminishing returns associated with rising property values.

4. Initiate discussions on transitioning to an elected assessor model, thereby ensuring direct accountability to the electorate, recognizing that this may necessitate a lengthier deliberation process and could potentially involve a referendum.

It is further resolved that actions pertaining to points 1-3 shall be expedited to the fullest extent permissible by legislative means, recognizing the urgency of the matter, while point 4 shall be subject to comprehensive dialogue and engagement with both the Assembly and the public.

This resolution shall take effect immediately upon passage.



Joleen Brooks, President

3/24/2024
Dated