

**CITY OF GREEN LAKE
BOARD OF REVIEW – MAY 19, 2026**

The Board of Review for the 2026 Assessment Roll was called to order at 1:00 pm.

Roll Call: Raymond Radis, Chris Foos, Danielle Reysen, & Melissa Zamzow. Absent: Jody Kugler
Also Present: City Assessor Jake Baumbach

Certification of Open Meeting Law: Noticed was published and posted on April 16, 2026.

Select Chairperson: Motion made by Foos, second by Zamzow to nominate Raymond Radis.
Motion made by Radis, no second. Motion made by Radis to close nominations. Motion carried.

Verify mandatory training: On May 18, 2026, Melissa Zamzow completed the mandatory training as required by the Department of Revenue.

Confidentiality Ordinance: The City has adopted Ordinance #513-00.7 “An Ordinance Relating to the Confidentiality of Information About Income & Expenses Requested by the Assessor in Property Assessment Matters in the City of Green Lake” is still in effect.

Filing Reports by Assessor: City Assessor Jake Baumbach provided an update 2026 evaluation, current level of assessment is at 93%. Last full reassessment was completed in 2025. DOR’s aggregate is 104%. City is in compliance as last year’s external valuation was completed. 2026 values are \$466,275,900 with a little over 6.3 million increase due to residential new construction. Notices mailed 4/10-63 notices mailed. Open Book 5/6 over phone from 2:00 pm to 4:00 pm. There were 5 open book appointments: 3 changed values & 2 no changes. Assessor filed with the Clerk the Annual Assessment Report and the 2026 Assessment Roll. No corrections. Open book changes have been included in the assessment roll. Clerk swore in City Assessor for the duration of the Board of Review. Property Owner(s) were sworn in prior to giving testimony and were asked if they were prepared to present their case.

Property Owner #1: Geoffrey P. Bratton filed an “Objection to Real Property Assessment” for Parcel 231-00199-0101. Mr. Bratton presented background information to the board. Mr. Bratton was previously involved in appraisals and has been attempting to purchase the property from the neighbor for years. Presented 5 comparable properties from 2022-2025 sales-412 Ernest, 399 Ernest, 409 Ernest, 615 Highknocker, 456 Union St

Jake Baumbach addressed the Board and presented the following information:

Exhibit: Property Record Report for Parcel 231-00-00199-0101, adjacent to 550 Highknocker Trail. Specifications of property provided.

Comparable properties considered sales from 2023-2024: 231-00431-0000 -615 Highknocker Trail; 231-00740-0000 -412 Ernest; ladder table for land values explained.

Motion made by Foos, second by Reysen to find the assessors evaluation correct: Parcel 231-00199-0101 at \$69,000.00. Ayes: 3 (Reysen, Zamzow, Foos) Nays: 1 (Radis) Absent: 1 (Kugler) Motion carried.

Motion made by Zamzow, second by Foos to recess due to no other taxpayers being present. Motion carried.

2:59 pm Motion made by Radis, second by Reysen to reconvene the board of review. Motion carried.

No other objectors or taxpayers are present.

Motion made by Radis second by Foos to adjourn. Motion carried. (3:00 pm)

Melissa M. Zamzow, Clerk