

## ASSESSOR

### MISSION

The Minneapolis Assessor's Office serves the taxpayers of the City by valuing and classifying real estate property in an accurate, ethical, equitable and defensible manner as prescribed by state law.

### BUSINESS LINES

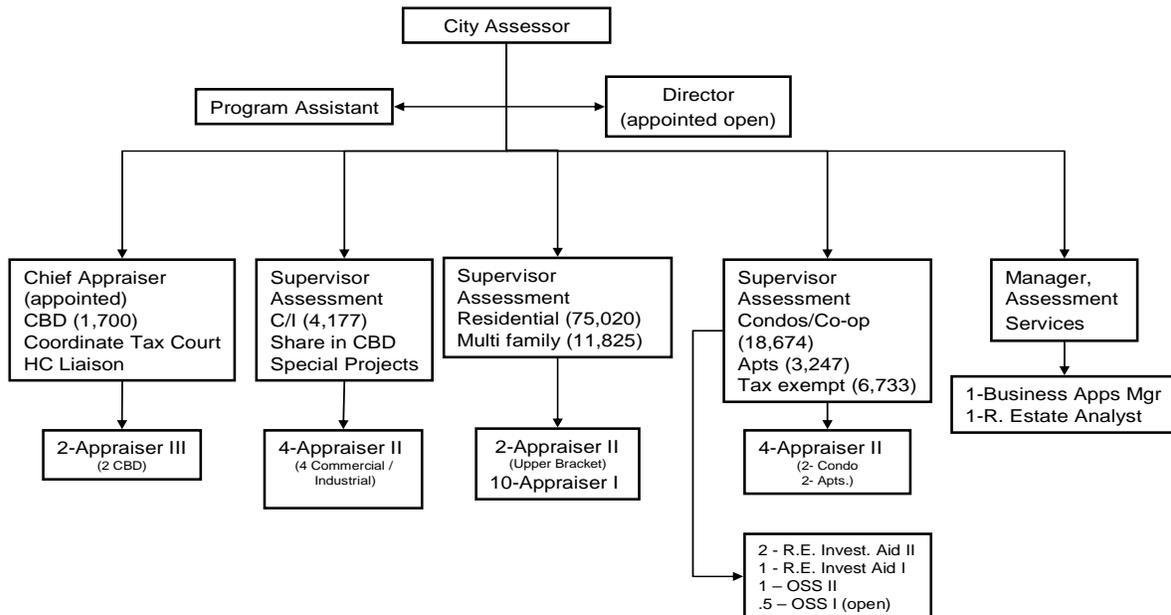
**Valuation and Classification of Real Estate Property** – Perform the assessment function for all real estate and appropriate personal property and share this information with Hennepin County

- *Valuation* – The annual estimation of value for all taxable and non-taxable real property per state law.
- *Classification* – The annual classification and recording of parcels by ownership, property use and property type.

**Preserve equity and fairness in the distribution of the tax burden** –

- *Appeals and Reviews* – Respond to all informal and formal owner/taxpayer appeals and requests for property reviews. Defend values and classifications at the City and County Boards of Appeal and Equalization.
- *Tax Court Petitions* – Defend the departments assessed values and classifications in Minnesota Tax Court.

### ORGANIZATION CHART



## **Minneapolis Assessor's Office**

General Fund: \$4,195,608

### *Assessor*

#### Real Estate Assessment

The Assessor's Office is statutorily mandated to determine the market value of land and improvements annually. Presently, there are approximately 129,000 parcels in Minneapolis assessed annually. An annual assessment includes: Property Inspections; Data & Record Management; Taxpayer Notification; Taxpayer Appeals and Reviews; Tax Court Litigation, and Neighborhood Relations

Measure: Resident rating on providing meaningful opportunities for citizens to give input on important issues *i.e.* property taxes (Resident survey)

## **FINANCIAL ANALYSIS**

### EXPENDITURE

The Assessor's 2012 budget is \$4.2 million. The budget will increase 4.6% over the 2011 revised budget. Personnel are 79% of the total department budget. The department's contractual expenses are approximately 17% of its budget. In 2012, the department added 0.5 FTE within existing resources.

### REVENUE

Revenue in 2012 is projected to be \$62,500. Ninety-nine percent of revenue comes from payment in lieu of taxes (PILOT) paid by nonprofit nursing homes through agreements in the community planning and economic development (CPED) department's work. The additional five percent comes from charges for sales.

### FUND ALLOCATION

The Assessor Department's entire budget comes from the general fund.

### MAYOR'S RECOMMENDED BUDGET

The Mayor recommended no changes.

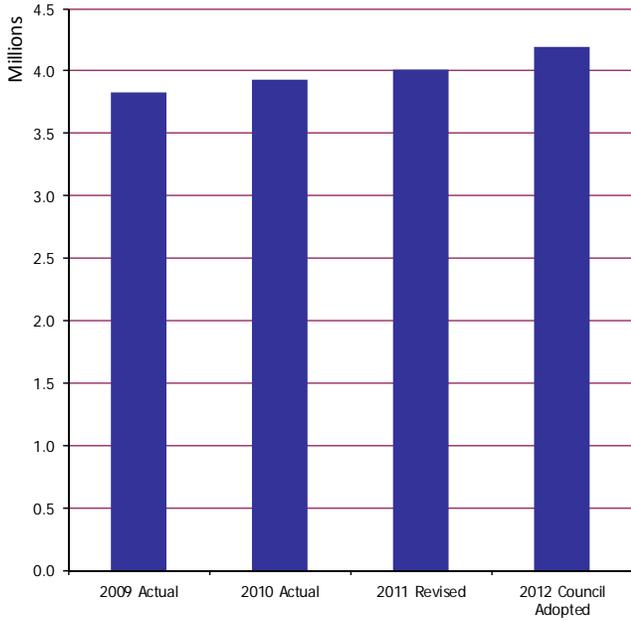
### COUNCIL ADOPTED BUDGET

Council approved the Mayor's recommendations.

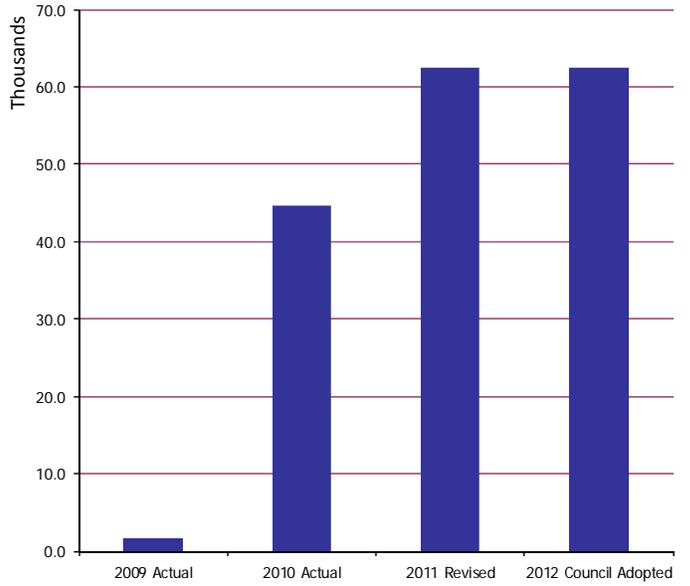
## ASSESSOR EXPENSE AND REVENUE INFORMATION

| EXPENSE              | 2009<br>Actual   | 2010<br>Actual   | 2011<br>Revised  | 2012 Council<br>Adopted | Percent<br>Change | Change         |
|----------------------|------------------|------------------|------------------|-------------------------|-------------------|----------------|
| <b>AGENCY</b>        |                  |                  |                  |                         |                   |                |
| OPERATING COSTS      | 832              | 81               |                  |                         | 0                 | 0              |
| <b>TOTAL AGENCY</b>  | <b>832</b>       | <b>81</b>        |                  |                         | <b>0</b>          | <b>0</b>       |
| <b>GENERAL</b>       |                  |                  |                  |                         |                   |                |
| CAPITAL              |                  |                  | 606              |                         | -100.0%           | (606)          |
| CONTRACTUAL SERVICES | 747,926          | 725,583          | 737,892          | 723,871                 | -1.9%             | (14,021)       |
| FRINGE BENEFITS      | 737,568          | 758,973          | 812,377          | 892,912                 | 9.9%              | 80,535         |
| OPERATING COSTS      | 141,542          | 135,987          | 158,923          | 153,872                 | -3.2%             | (5,051)        |
| SALARIES AND WAGES   | 2,198,944        | 2,312,360        | 2,300,578        | 2,424,953               | 5.4%              | 124,375        |
| <b>TOTAL GENERAL</b> | <b>3,825,980</b> | <b>3,932,902</b> | <b>4,010,376</b> | <b>4,195,608</b>        | <b>4.6%</b>       | <b>185,232</b> |
| <b>TOTAL EXPENSE</b> | <b>3,826,812</b> | <b>3,932,983</b> | <b>4,010,376</b> | <b>4,195,608</b>        | <b>4.6%</b>       | <b>185,232</b> |
| <b>REVENUE</b>       |                  |                  |                  |                         |                   |                |
|                      | 2009<br>Actual   | 2010<br>Actual   | 2011<br>Revised  | 2012 Council<br>Adopted | Percent<br>Change | Change         |
| <b>GENERAL</b>       |                  |                  |                  |                         |                   |                |
| CHARGES FOR SALES    | 1,531            | 1,743            | 400              | 500                     | 25.0%             | 100            |
| CHARGES FOR SERVICES | 42               |                  |                  |                         | 0.0%              | 0              |
| PROPERTY TAXES       |                  | 42,901           | 62,000           | 62,000                  | 0.0%              | 0              |
| <b>TOTAL GENERAL</b> | <b>1,573</b>     | <b>44,644</b>    | <b>62,400</b>    | <b>62,500</b>           | <b>0.2%</b>       | <b>100</b>     |
| <b>TOTAL REVENUE</b> | <b>1,573</b>     | <b>44,644</b>    | <b>62,400</b>    | <b>62,500</b>           | <b>0.2%</b>       | <b>100</b>     |

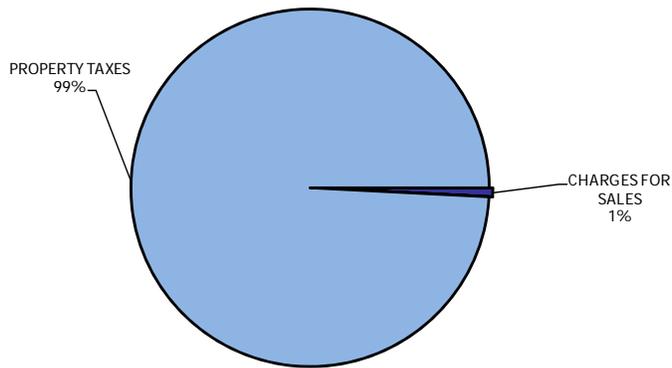
Expense 2009 - 2012



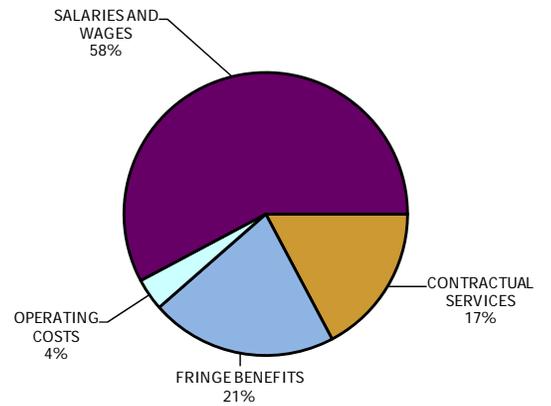
Revenue 2009 - 2012



Direct Revenue by Type



Expense by Category



## ASSESSOR Staffing Information

| Division            | 2009<br>Budget | 2010<br>Budget | 2011<br>Budget | 2012<br>Budget | %<br>Change | Change      |
|---------------------|----------------|----------------|----------------|----------------|-------------|-------------|
| ASSESSOR OPERATIONS | 36.50          | 36.50          | 34.50          | 35.00          | 1.4%        | 0.50        |
| <b>TOTAL</b>        | <b>36.50</b>   | <b>36.50</b>   | <b>34.50</b>   | <b>35.00</b>   | <b>1.4%</b> | <b>0.50</b> |

### Positions 2009-2012

