DAUPHIN COUNTY

BOARD OF ASSESSMENT APPEALS

SEPTEMBER 19, 2017

MINUTES

1) Meeting Convened – 8:30am

2) Approval of Minutes – September 12, 2017

3) Meeting Adjourned – 11:45am

4) Those in Attendance – Michael Musser II, Darryl LeHew, Michael Solomon, Jeff Engle, Esq, Steven Howe, Marianne Tadych
08:30 AM  Hearing Location  BOARD OF REVIEW ROOM

Owner(s)  RIZAL KHAGENDRA

Location  3205 JONAGOLD DR

Docket Number  2017-000132

Municipality  SUSQUEHANNA TWP

Parcel Number(s)  62-019-118-000-0000

Reason  Annual

Present Assessment  $214,700  Value Per Square Foot  $114.75

Appraisal Statistics  Two Story

Square Footage  1,871

Implied Market Value  $293,700  Value Per Square Foot  $156.98

Assessment Appeal Hearing Minutes

Present at Hearing: Khagendra Rizal, Basudha Rizal

Materials Presented: Comps, Appraisal

Recent Appraisal Amount: $210,000

Date of Appraisal: 05/04/2017

Appraisal Prepared by: Lauri A Werner

Additional Notes:

Board Decision:  
- Deny
- Change
- Abandoned for Failure to Appear
- Withdrawn by Appellant
- Exempt Status

Revised From:  
- Land  $36,000  To:  $36,000
- Building  $178,700  $130,100
- Total  $214,700  $166,100

Effective Date: 01/01/2018

Motion:  Michael L. Solomon

Seconded:  Daryl Z. LeHew

Approved Motion: Michael G. Musser, II
Board of Assessment Appeals
Dauphin County
09/19/2017

08:45 AM  Hearing Location  BOARD OF REVIEW ROOM

Owner(s)  KRUCZEK NORMA J

Location  2237 BOAS ST

Docket Number  2017-000133

Municipality  SUSQUEHANNA TWP

Parcel Number(s)  62-041-096-000-0000

Reason  Annual

Present Assessment  $65,600  Value Per Square Foot  $50.85

Appraisal Statistics  Two Story

Square Footage  1,290

Implied Market Value  $89,700  Value Per Square Foot  $69.57

Assessment Appeal Hearing Minutes

Present at Hearing: Albert Kruczek, Robert C Stoner

Materials Presented: Appraisal, POA

Recent Appraisal Amount: $50,000

Date of Appraisal: 07/19/2017

Appraisal Prepared by: Robert C Stoner

Additional Notes: $950 rent inc sewer, trash, taxes

Board Decision:  

Deny

Change

Abandoned for Failure to Appear

Withdrawn by Appellant

Exempt Status

Revised From:

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<thead>
<tr>
<th>Land</th>
<th>$14,100 To: $14,100</th>
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<td>Building</td>
<td>$51,500 To: $33,000</td>
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Effective Date: 01/01/2018

Motion: Michael L. Solomon

Seconded: Daryl Z. LeHew

Approved Motion: Michael G. Musser, II
Board of Assessment Appeals  
Dauphin County  
09/19/2017  

09:00 AM Hearing Location BOARD OF REVIEW ROOM  
Owner(s) BERGER SARAH L TRUST  
Location 1701 FOX HUNT LN  
Docket Number 2017-000134  
Municipality SUSQUEHANNA TWP  
Parcel Number(s) 62-055-007-000-0000  
Reason Annual  
Present Assessment $200,100  
Value Per Square Foot $80.98  
Appraisal Statistics One Story  
Square Footage 2,471  
Implied Market Value $273,700  
Value Per Square Foot $110.78  

Assessment Appeal Hearing Minutes  

Present at Hearing: Brian Hinkle, attorney  
Materials Presented: Appraisal, engagement letter  

Recent Appraisal Amount: $215,000  
Date of Appraisal: 02/13/2016  
Appraisal Prepared by: Don Paul Shearer  

Additional Notes:  

Board Decision:  
☐ Deny  
☒ Change  
☐ Abandoned for Failure to Appear  
☐ Withdrawn by Appellant  
☐ Exempt Status  

Revised From:  
Land $35,100 To: $35,100  
Building $165,000 $142,200  
Total $200,100 $177,300  

Effective Date: 01/01/2018  
Motion: Michael L. Solomon  
Seconded: Daryl Z. LeHew  
Approved Motion: Michael G. Musser, II
Board of Assessment Appeals  
Dauphin County  
09/19/2017

09:15 AM  
Hearing Location: BOARD OF REVIEW ROOM  
Owner(s): WEST NEAL SUDDITH  
Location: 4716 N GALEN RD  
Docket Number: 2017-000135  
Municipality: SUSQUEHANNA TWP  
Parcel Number(s): 62-055-020-000-0000  
Reason: Annual  
Present Assessment: $286,200  
Value Per Square Foot: $82.10  
Appraisal Statistics: One Story  
Square Footage: 3,486  
Implied Market Value: $391,500  
Value Per Square Foot: $112.31

Assessment Appeal Hearing Minutes

Present at Hearing: Neal West, John Van Allen

Materials Presented: Appraisal

Recent Appraisal Amount: $330,000

Date of Appraisal: 04/11/2017

Appraisal Prepared by: Julie A Stoffer

Additional Notes:

Board Decision:  
☐ Deny  
☐ Change  
☐ Abandoned for Failure to Appear  
☐ Withdrawn by Appellant  
☐ Exempt Status

Revised From:  
Land $35,000 To: $35,000
Building $251,200 $214,400
Total $286,200 $249,400

Effective Date: 01/01/2018

Motion: Daryl Z. LeHew

Seconded: Michael G. Musser, II

Approved Motion: Michael L. Solomon
09:30 AM  Hearing Location  BOARD OF REVIEW ROOM
Owner(s)  HELSLEY KIMBERLY A
Location  4651 DEER PATH RD UT 804
Docket Number  2017-000136
Municipality  SUSQUEHANNA TWP
Parcel Number(s)  62-069-105-000-0000
Reason  Annual
Present Assessment  $156,700  Value Per Square Foot  $96.08
Appraisal Statistics  One Story
Square Footage  1,631
Implied Market Value  $214,400  Value Per Square Foot  $131.43

Assessment Appeal Hearing Minutes

Present at Hearing: Kimberly Helsley, Lisa Colson

Materials Presented: Comps

Recent Appraisal Amount:

Date of Appraisal:

Appraisal Prepared by:

Additional Notes:

Board Decision:  ○ Deny
    ● Change
    ○ Abandoned for Failure to Appear
    ○ Withdrawn by Appellant
    ○ Exempt Status

Revised From:  Land  $33,500  To:  $33,500
Building  $123,200  $65,200
Total  $156,700  $98,700

Effective Date:  01/01/2018

Motion:  Michael G. Musser, II
Seconded:  Daryl Z. LeHew
Approved Motion: Michael L. Solomon
Board of Assessment Appeals
Dauphin County
09/19/2017

09:45 AM  Hearing Location  BOARD OF REVIEW ROOM
Owner(s)  BRONSTEIN RICHARD J
Location  4510 HILLSIDE CT
Docket Number  2017-000137
Municipality  SUSQUEHANNA TWP
Parcel Number(s)  62-089-002-000-0000
Reason  Annual
Present Assessment  $205,500  Value Per Square Foot  $94.18
Appraisal Statistics  One Story
Square Footage  2,182
Implied Market Value  $281,100  Value Per Square Foot  $128.84

Assessment Appeal Hearing Minutes

Present at Hearing: Richard J Bronstein
Materials Presented: Comps, Recent purchase info of neighboring house

Recent Appraisal Amount:
Date of Appraisal:
Appraisal Prepared by:
Additional Notes:

Board Decision:  
☐ Deny
☐ Change
☐ Abandoned for Failure to Appear
☐ Withdrawn by Appellant
☐ Exempt Status

Revised From:
Land  $45,200  To:  $45,200
Building  $160,300  $133,200
Total  $205,500  $178,400

Effective Date:  01/01/2018
Motion:  Michael G. Musser, II
Seconded:  Daryl Z. LeHew
Approved Motion: Michael L. Solomon
Board of Assessment Appeals
Dauphin County
09/19/2017

10:00 AM  Hearing Location  BOARD OF REVIEW ROOM
Owner(s)  HEALY THOMAS J
Location  7382 COUNTRY VIEW L46
Docket Number  2017-000140
Municipality  WEST HANOVER TWP
Parcel Number(s)  68-019-082-000-0000
Reason  Annual
Present Assessment  $284,400  Value Per Square Foot  $120.30
Appraisal Statistics  Two Story
Square Footage  2,364
Implied Market Value  $389,100  Value Per Square Foot  $164.58

Assessment Appeal Hearing Minutes

Present at Hearing: Thomas Joseph Healy
Materials Presented: Appraisal (exterior), Comps

Recent Appraisal Amount: $301,000
Date of Appraisal: 05/06/2017
Appraisal Prepared by: William M Davis
Additional Notes:

Board Decision:  ○ Deny
                      ● Change
                      ○ Abandoned for Failure to Appear
                      ○ Withdrawn by Appellant
                      ○ Exempt Status

Revised From:  Land  $63,000  To:  $63,000
               Building  $221,400  $165,900
               Total  $284,400  $228,900

Effective Date:  01/01/2018
Motion:  Michael G. Musser, II
Seconded:  Daryl Z. LeHew
Approved Motion: Michael G. Musser, II
10:15 AM  Hearing Location  BOARD OF REVIEW ROOM
Owner(s)       GOSS ALVIN L
Location       8060 KIWANIS RD
Docket Number  2017-000141
Municipality   WEST HANOVER TWP
Parcel Number(s) 68-020-042-000-0000
Reason         Annual
Present Assessment $282,700   Value Per Square Foot $101.91
Appraisal Statistics One and One-Half Story
Square Footage   2,774
Implied Market Value $386,700   Value Per Square Foot $139.41

Present at Hearing:
Materials Presented: Tax bill

Recent Appraisal Amount:
Date of Appraisal:
Appraisal Prepared by:
Additional Notes:

Board Decision:  
☐ Deny
☐ Change
☒ Abandoned for Failure to Appear
☐ Withdrawn by Appellant
☐ Exempt Status

Revised From:
Land   $18,700   To:   $18,700
Building   $264,000   $264,000
Total   $282,700   $282,700

Effective Date:  01/01/2018
Motion:   Daryl Z. LeHew
Seconded:  Michael G. Musser, II
Approved Motion: Daryl Z. LeHew
Board of Assessment Appeals  
Dauphin County  
09/19/2017  

10:30 AM  Hearing Location  BOARD OF REVIEW ROOM  
Owner(s)  ANDERSON MARCELLA I  
Location  7309 COBBLE STONE CIR  
Docket Number  2017-000142  
Municipality  WEST HANOVER TWP  
Parcel Number(s)  68-022-123-000-0000  
Reason  Annual  
Present Assessment  $317,500  
Value Per Square Foot  $89.21  
Appraisal Statistics  Two and One-Half Story  
Square Footage  3,559  
Implied Market Value  $434,300  
Value Per Square Foot  $122.04  

Assessment Appeal Hearing Minutes  

Present at Hearing: Richard Anderson  
Materials Presented: Appraisal, POA  
Recent Appraisal Amount: $365,000  
Date of Appraisal: 01/13/2016  
Appraisal Prepared by: Tammie J Scheib  
Additional Notes:  

Board Decision:  
- Deny  
- Change  
- Abandoned for Failure to Appear  
- Withdrawn by Appellant  
- Exempt Status  

Revised From:  
Land  $68,400  To:  $68,400  
Building  $249,100  $205,300  
Total  $317,500  $273,700  

Effective Date: 01/01/2018  
Motion:  Michael G. Musser, II  
Seconded:  Daryl Z. LeHew  
Approved Motion: Daryl Z. LeHew
Board of Assessment Appeals  
Dauphin County  
09/19/2017

10:45 AM  

Hearing Location: BOARD OF REVIEW ROOM  
Owner(s): KENNEDY EARLA SR  
Location: 134 MANADA GLEN LN  
Docket Number: 2017-000143  
Municipality: WEST HANOVER TWP  
Parcel Number(s): 68-024-141-000-0000  
Reason: Annual  

Present Assessment: $101,400  
Value Per Square Foot: $78.24  

Appraisal Statistics:  
One Story  
Square Footage: 1,296  

Implied Market Value: $138,700  
Value Per Square Foot: $107.03  

Assessment Appeal Hearing Minutes

Present at Hearing: Earl & Darlene Kennedy  
Materials Presented: Photos

Recent Appraisal Amount:  

Date of Appraisal:  
Appraisal Prepared by:  
Additional Notes:  

Board Decision:  
☐ Deny  
☒ Change  
☐ Abandoned for Failure to Appear  
☐ Withdrawn by Appellant  
☐ Exempt Status

Revised From:  
Land: $21,300  
Building: $80,100  
Total: $101,400

To:  
Land: $21,300  
Building: $47,600  
Total: $68,900

Effective Date: 01/01/2018  
Motion: Daryl Z. LeHew  
Seconded: Michael G. Musser, II  
Approved Motion: Daryl Z. LeHew
Board of Assessment Appeals  
Dauphin County  
09/19/2017

11:00 AM  
Hearing Location: BOARD OF REVIEW ROOM

Owner(s): ABDUL RAHMAN ADAM

Location: 7221 GREEN HILLS RD L1

Docket Number: 2017-000144

Municipality: WEST HANOVER TWP

Parcel Number(s): 68-037-108-000-0000

Reason: Annual

Present Assessment: $428,800  
Value Per Square Foot: $108.12

Appraisal Statistics: Two Story

Square Footage: 3,966

Implied Market Value: $586,600  
Value Per Square Foot: $147.91

Present at Hearing:

Materials Presented:

Recent Appraisal Amount:

Date of Appraisal:

Appraisal Prepared by:

Additional Notes:

Board Decision:  
☐ Deny  
☐ Change  
☒ Abandoned for Failure to Appear  
☐ Withdrawn by Appellant  
☐ Exempt Status

Revised From:  
Land: $50,600  
To: $50,600

Building: $378,200  
$378,200

Total: $428,800  
$428,800

Effective Date: 01/01/2018

Motion: Michael L. Solomon

Seconded: Daryl Z. LeHew

Approved Motion: Daryl Z. LeHew
**Board of Assessment Appeals**  
Dauphin County  
09/19/2017

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<th>Time</th>
<th>Hearing Location</th>
<th>Owner(s)</th>
<th>Location</th>
<th>Docket Number</th>
<th>Municipality</th>
<th>Parcel Number(s)</th>
<th>Reason</th>
<th>Present Assessment</th>
<th>Value Per Square Foot</th>
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<tr>
<td>11:15 AM</td>
<td>BOARD OF REVIEW ROOM</td>
<td>MITRO DINNAH</td>
<td>205 BERKLEY DR</td>
<td>2017-000145</td>
<td>WEST HANOVER TWP</td>
<td>68-048-090-000-0000</td>
<td>Annual</td>
<td>$262,300</td>
<td>$104.59</td>
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**Appraisal Statistics**  
Two and One-Half Story  
Square Footage: 2,508  
Implied Market Value: $358,800  
Value Per Square Foot: $143.07

Present at Hearing: Dinnah Mitro  
Materials Presented: Comps

Recent Appraisal Amount:  
Date of Appraisal:  
Appraisal Prepared by:  
Additional Notes:

**Board Decision:**  
- [ ] Deny  
- [x] Change  
- [ ] Abandoned for Failure to Appear  
- [ ] Withdrawn by Appellant  
- [ ] Exempt Status

**Revised From:**  
- Land: $71,100 to $71,100  
- Building: $191,200 to $147,100  
- Total: $262,300 to $218,200

**Effective Date:**  01/01/2018

**Motion:**  Daryl Z. LeHew  
**Seconded:**  Michael G. Musser, II  
**Approved Motion:**  Daryl Z. LeHew
Board of Assessment Appeals  
Dauphin County  
09/19/2017  

11:30 AM  
Hearing Location: BOARD OF REVIEW ROOM  
Owner(s): IINO SHOJI  
Location: 7867 MANADA CT UT12  
Docket Number: 2017-000146  
Municipality: WEST HANOVER TWP  
Parcel Number(s): 68-052-012-000-0000  
Reason: Annual  
Present Assessment: $137,000  
Value Per Square Foot: $84.99  
Appraisal Statistics: Three Story  
Square Footage: 1,612  
Implied Market Value: $187,400  
Value Per Square Foot: $116.26

Assessment Appeal Hearing Minutes

Present at Hearing: Shoji Iino, Maria Iino

Materials Presented: Appraisal

Recent Appraisal Amount: $164,500

Date of Appraisal: 09/14/2017

Appraisal Prepared by: Laurence L Furr

Additional Notes:

Board Decision:  
☐ Deny
☒ Change
☐ Abandoned for Failure to Appear
☐ Withdrawn by Appellant
☐ Exempt Status

Revised From:  
Land $24,800 To: $24,800
Building $112,200 $97,300
Total $137,000 $122,100

Effective Date: 01/01/2018

Motion:  Michael G. Musser, II
Seconded: Daryl Z. LeHew
Approved Motion: Daryl Z. LeHew
Dauphin County Board of Assessment Appeals
September 19, 2017

Approval of Minutes

September 12, 2017

Mr. Musser made a motion to approve the minutes.
Mr. LeHew second the motion.
Mr. Solomon approved the motion.