



ALPENA COUNTY

EQUALIZATION DEPARTMENT

720 W Chisholm Suite #5
Alpena, MI 49707

Office (989)354-9560
Fax (989) 354-9647

TO: Alpena County Board of Commissioners
FROM: Ted Somers, Alpena County Equalization Director
DATE: April 9, 2024
RE: 2024 Equalization Report

Greetings,

Along with the staff in our Office I have prepared the 2024 Equalization Report for your review.

In the report you will find some documents that upon approval will need signatures by the chairperson of the county board of commissioners, county clerk and equalization director.

The first documents needing signatures are State Tax Commission Assessment Roll Certification STC forms L-4037 this document has class totals for each individual unit in the County, and personal property totals (To be signed by the chairperson of the County Board of Commissioners and the County Clerk).

The second document is Certification of Recommended County Equalized Valuations by the Equalization Director.

The third document, Statement of Valuation STC forms L-4024. This report gives a breakdown of real and personal property for each township and the city along with individual property class totals of assessed and equalized values. (To be signed by the chairperson of the County Board of Commissioners and the County Clerk and the Equalization Director)

The fourth document, Report of Taxable Values STC Form L-4046. This report gives a breakdown of real and personal property for each township and the city along with individual property class totals of taxable value, (To be signed by the chairperson of the County Board of Commissioners and Equalization Director)

Alpena County Equalization Department recommends the adoption of an equalized value for Real Property of \$1,575,684,600 and Personal Property of \$82,834,124 for a total equalized value of **\$1.658,518,724** which represents an increase in county equalized value for 2024 of 14.83%.

The Consumer Price Index, or CPI, for 2024 has been capped at 5.0%. Alpena County can expect a tentative taxable value of **\$1,186,627,704** for a 6.66% increase for 2024.

Ted Somers

Alpena County Equalization Director

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ALPENA COUNTY

2024 EQUALIZATION REPORT

Prepared for:

ALPENA COUNTY BOARD OF COMMISSIONERS



Prepared By:

Alpena County Equalization Department

720 W. Chisholm St. STE. #5

Alpena, MI 49707

989-354-9560

equalizationoffice@alpenacounty.org

2024 ALPENA COUNTY EQUALIZATION REPORT

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ALPENA COUNTY BOARD OF COMMISSIONERS

RESOLUTION TO ADOPT THE 2024 COUNTY EQUALIZATION REPORT AS SUBMITTED:

WHEREAS, the Equalization Department has examined the assessment rolls of the 8 Townships and 1 City within Alpena County to determine whether the real and personal property in the respective Townships and City has been equally and uniformly assessed; and

WHEREAS, based on this examination and studies it conducted, the Equalization Department has prepared and presented to the County Board of Commissioners the attached 2024 Equalization Report; and

WHEREAS, said Equalization Report presents recommended County equalized valuations for each of the 8 Townships and 1 City within the County; and

WHEREAS, the recommended County equalized valuations were determined by adding to or deducting from the assessed valuations of taxable property in the 8 Townships and 1 City within the County an amount which represents true cash value.

NOW, THEREFORE BE IT RESOLVED, that the Alpena County Board of Commissioners accepts and adopts the recommended County equalized valuations presented in the 2024 Equalization Report prepared by the Alpena County Equalization Department for a total 2024 equalized valuation of real and personal property of \$1,658,518,724 with the breakdown of equalized valuation by property classification as follows:

Agricultural Real Property	\$113,900,700
Commercial Real Property	\$154,770,900
Industrial Real Property	\$48,836,900
Residential Real Property	\$1,258,176,100
Timber Cut-over Real Property	\$0
Developmental Real Property	\$0
Total Real Property	<u>\$1,575,684,600</u>
Total Personal Property	<u>\$82,834,124</u>
Total Real and Personal Property	<u>\$1,658,518,724</u>

BE IT FURTHER RESOLVED, that the Alpena County Board Chairperson and the County Clerk are authorized to sign the report; further, that the County Equalization Director is authorized to represent Alpena County at both preliminary and final State Equalization sessions, if deemed necessary.

Alpena County

BOARD OF COMMISSIONERS

DISTRICT #1	.....	WILLIAM LaHAIE
DISTRICT #2	.....	JESSE OSMER
DISTRICT #3	.....	ROBIN LALONDE
DISTRICT #4	.....	BILL PETERSON
DISTRICT #5	.....	BRENDA FOURNIER
DISTRICT #6	.....	BURT FRANCISCO
DISTRICT #7	.....	TRAVIS KONARZEWSKI
DISTRICT #8	.....	JOHN KOZLOWSKI

ASSESSING OFFICERS

ALPENA TWP	.....	ALLAN BERG
GREEN TWP	.....	ALLAN BERG
LONG RAPIDS TWP	.....	ALLAN BERG
MAPLE RIDGE TWP	.....	ALLAN BERG
OSSINEKE TWP	.....	KEN LOBERT
SANBORN TWP	.....	KEN GAUTHIER
WELLINGTON TWP	.....	ALLAN BERG
WILSON TWP	.....	ALLAN BERG
ALPENA CITY	.....	ALLAN BERG

EQUALIZATION DEPARTMENT

DIRECTOR	.....	TED SOMERS
APPRAISER	.....	JON KOHART
ADMINISTRATIVE ASSISTANT	.....	SABRINA MCGIRR

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name ALLAN BERG	Certification Number R-7862	Certification Level (MCAO, MAAO, MMAO) MMAO - Michigan Master Assessing Officer	Tax Year 2024
Local Unit of Government Name 010 ALPENA TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	784,500
	0		Real Commercial	62,899,700
	0		Real Industrial	7,300,200
	0		Real Residential	475,814,000
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	546,798,400
			TOTAL PERSONAL PROPERTY	28,718,000
			TOTAL REAL & PERSONAL PROPERTY	575,516,400

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
<i>We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.</i>	
Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name ALLAN BERG	Certification Number R-7862	Certification Level (MCAO, MAAO, MMAO) MMAO - Michigan Master Assessing Officer	Tax Year 2024
Local Unit of Government Name 020 GREEN TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	16,462,100
	0		Real Commercial	2,786,500
	0		Real Industrial	209,500
	0		Real Residential	89,387,700
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	108,845,800
			TOTAL PERSONAL PROPERTY	4,081,400
			TOTAL REAL & PERSONAL PROPERTY	112,927,200

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
<i>We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.</i>	
Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name ALLAN BERG	Certification Number R-7862	Certification Level (MCAO, MAAO, MMAO) MMAO - Michigan Master Assessing Officer	Tax Year 2024
Local Unit of Government Name 030 LONG RAPIDS TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
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ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	14,902,200
	0		Real Commercial	107,600
	0		Real Industrial	368,500
	0		Real Residential	54,624,000
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	70,002,300
			TOTAL PERSONAL PROPERTY	1,012,500
			TOTAL REAL & PERSONAL PROPERTY	71,014,800

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
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We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.

Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name ALLAN BERG	Certification Number R-7862	Certification Level (MCAO, MAAO, MMAO) MMAO - Michigan Master Assessing Officer	Tax Year 2024
Local Unit of Government Name 040 MAPLE RIDGE TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	13,372,300
	0		Real Commercial	613,100
	0		Real Industrial	1,630,800
	0		Real Residential	70,729,000
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	86,345,200
			TOTAL PERSONAL PROPERTY	2,074,500
			TOTAL REAL & PERSONAL PROPERTY	88,419,700

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
<i>We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.</i>	
Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name KENNETH LOBERT	Certification Number R-5313	Certification Level (MCAO, MAAO, MMAO) MCAO - Michigan Certified Assessing Officer	Tax Year 2024
Local Unit of Government Name 050 OSSINEKE TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	26,223,600
	0		Real Commercial	1,319,300
	0		Real Industrial	603,500
	0		Real Residential	97,072,200
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	125,218,600
			TOTAL PERSONAL PROPERTY	4,778,300
			TOTAL REAL & PERSONAL PROPERTY	129,996,900

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
<i>We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.</i>	
Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name KEN GAUTHIER	Certification Number R-8425	Certification Level (MCAO, MAAO, MMAO) MCAO - Michigan Certified Assessing Officer	Tax Year 2024
Local Unit of Government Name 060 SANBORN TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	12,304,700
	0		Real Commercial	5,532,300
	0		Real Industrial	890,900
	0		Real Residential	89,438,700
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	108,166,600
			TOTAL PERSONAL PROPERTY	3,597,424
			TOTAL REAL & PERSONAL PROPERTY	111,764,024

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
<i>We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.</i>	
Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name ALLAN BERG	Certification Number R-7862	Certification Level (MCAO, MAAO, MMAO) MMAO - Michigan Master Assessing Officer	Tax Year 2024
Local Unit of Government Name 070 WELLINGTON TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	7,570,300
	0		Real Commercial	0
	0		Real Industrial	0
	0		Real Residential	23,114,300
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	30,684,600
			TOTAL PERSONAL PROPERTY	346,900
			TOTAL REAL & PERSONAL PROPERTY	31,031,500

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
<p><i>We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.</i></p>	
Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION (When complete, this form is to be filed with the local unit of government)			
Assessing Officer Name ALLAN BERG	Certification Number R-7862	Certification Level (MCAO, MAAO, MMAO) MMAO - Michigan Master Assessing Officer	Tax Year 2024
Local Unit of Government Name 080 WILSON TOWNSHIP	City or Township Township	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM				
ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	22,281,000
	0		Real Commercial	5,697,100
	0		Real Industrial	1,064,300
	0		Real Residential	87,185,700
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	116,228,100
			TOTAL PERSONAL PROPERTY	11,803,400
			TOTAL REAL & PERSONAL PROPERTY	128,031,500

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION	
<i>We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.</i>	
Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

State Tax Commission Assessment Roll Certification (County Board of Commissioners, CBC)

This form is issued under the authority of the General Property Tax Act, P.A. 206 of 1893, MCL 211.34. Attach original copy to the assessment roll with copies provided to the local unit and county clerk.

PART 1: ASSESSOR AND LOCAL UNIT INFORMATION
(When complete, this form is to be filed with the local unit of government)

Assessing Officer Name ALLAN BERG	Certification Number R-7862	Certification Level (MCAO, MAAO, MMAO) MMAO - Michigan Master Assessing Officer	Tax Year 2024
Local Unit of Government Name 090 CITY OF ALPENA	City or Township City	County Name ALPENA	

PART 2: CBC ASSESSED VALUE AS EQUALIZED - AD-VALOREM

ADDING OR DEDUCTING	THE SUM OF	FROM OR TO	PROPERTY CLASS	GIVING ASSESSED VALUE AS EQUALIZED
	0		Real Agriculture	0
	0		Real Commercial	75,815,300
	0		Real Industrial	36,769,200
	0		Real Residential	270,810,500
	0		Real Timber Cutover	0
	0		Real Developmental	0
			TOTAL REAL PROPERTY	383,395,000
			TOTAL PERSONAL PROPERTY	26,421,700
			TOTAL REAL & PERSONAL PROPERTY	409,816,700

PART 3: COUNTY BOARD OF COMMISSIONERS CERTIFICATION

We hereby certify that the information contained within this County Board of Commissioners Assessment Roll Certification is true and accurate to the best of our knowledge, information and belief. We further certify that the County Board of Commissioners have examined the Assessment Roll of the above mentioned local unit of government and have determined the equalized valuations of the taxable Ad-Valorem and Special Act property to be accurate.

Chairperson of the County Board of Commissioners Signature	Date
Clerk of the County Board of Commissioners Signature	Date

Certification of Recommended County Equalized Valuations by Equalization Director

This form is issued under the authority of MCL 211.148. Filing is mandatory.

Approved Tuesday, April 9th, 2024 by the Alpena County Board.

TO: State Tax Commission

FROM: Ted Somers, Alpena County Equalization Director

RE: State Assessor Certification of Preparer of the required Recommended County Equalized Valuations for Alpena County for year 2024.

The Recommended County Equalized Valuations for the above referenced county and year were prepared under my direct supervision and control in my role as Equalization Director.

The State Tax Commission requires a **MAAO** State Assessors Certification for this county.

I am certified as a **MAAO** State Certified Assessing Officer by the State Tax Commission.

The following are my total Recommended County Equalized Valuations for each separately equalized class of property in Alpena County:

Agricultural	<u>113,900,700</u>	Timber-Cutover	<u>0</u>
Commercial	<u>154,770,900</u>	Developmental	<u>0</u>
Industrial	<u>48,836,900</u>	Total Real Property	<u>1,575,684,600</u>
Residential	<u>1,258,176,100</u>	Personal Property	<u>82,834,124</u>
		Total Real and Personal Property	<u>1,658,518,724</u>

Please mail this form to the address below within fifteen days of submission of the Recommended County Equalized Valuations to the County Board of Commissioners.

Michigan Department of Treasury
Assessment and Certification Division
P.O. Box 30790
Lansing, Michigan 48909-7971

Signature of Equalization Director Ted Somers, MAAO 	Date Tuesday, April 9th, 2024
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Personal and Real Property - TOTALS

The instructions for completing this form are on the reverse side of page 3.

Alpena COUNTY

04/05/2024 11:40AM

Statement of acreage and valuation in the year 2024 made in accordance with Sections 209.1 - 209.8 of the Michigan Compiled Laws.

Township or City	Number of Acres Assessed (Col. 1) Acres Hundredths	Total Real Property Valuations (Totals from pages 2 and 3)		Personal Property Valuations		Total Real Plus Personal Property	
		(Col. 2) Assessed Valuations	(Col. 3) Equalized Valuations	(Col. 4) Assessed Valuations	(Col. 5) Equalized Valuations	(Col. 6) Assessed Valuations	(Col. 7) Equalized Valuations
Alpena City	2,167.13	383,395,000	383,395,000	26,421,700	26,421,700	409,816,700	409,816,700
Alpena Township	50,279.35	546,798,400	546,798,400	28,718,000	28,718,000	575,516,400	575,516,400
Green Township	44,525.02	108,845,800	108,845,800	4,081,400	4,081,400	112,927,200	112,927,200
Long Rapids Township	28,985.66	70,002,300	70,002,300	1,012,500	1,012,500	71,014,800	71,014,800
Maple Ridge Township	26,848.45	86,345,200	86,345,200	2,074,500	2,074,500	88,419,700	88,419,700
Ossineke Township	61,297.78	125,218,600	125,218,600	4,778,300	4,778,300	129,996,900	129,996,900
Sanborn Township	21,872.63	108,166,600	108,166,600	3,597,424	3,597,424	111,764,024	111,764,024
Wellington Township	26,074.35	30,684,600	30,684,600	346,900	346,900	31,031,500	31,031,500
Wilson Township	41,181.78	116,228,100	116,228,100	11,803,400	11,803,400	128,031,500	128,031,500
Totals for County	303,232.15	1,575,684,600	1,575,684,600	82,834,124	82,834,124	1,658,518,724	1,658,518,724

Personal and Real Totals

Equalized Valuations - REAL

Alpena **COUNTY**

The instructions for completing this form are on the reverse side of page 3.

Statement of acreage and valuation in the year 2024 made in accordance with Sections 209.1 - 209.8 of the Michigan Compiled Laws.

Real Property Equalized by County Board of Commissioners							
Township or City	(Col. 1) Agricultural	(Col. 2) Commercial	(Col. 3) Industrial	(Col. 4) Residential	(Col. 5) Timber-Cutover	(Col. 6) Developmental	(Col. 7) Total Real Property
Alpena City		75,815,300	36,769,200	270,810,500			383,395,000
Alpena Township	784,500	62,899,700	7,300,200	475,814,000			546,798,400
Green Township	16,462,100	2,786,500	209,500	89,387,700			108,845,800
Long Rapids Township	14,902,200	107,600	368,500	54,624,000			70,002,300
Maple Ridge Township	13,372,300	613,100	1,630,800	70,729,000			86,345,200
Ossineke Township	26,223,600	1,319,300	603,500	97,072,200			125,218,600
Sanborn Township	12,304,700	5,532,300	890,900	89,438,700			108,166,600
Wellington Township	7,570,300			23,114,300			30,684,600
Wilson Township	22,281,000	5,697,100	1,064,300	87,185,700			116,228,100
Totals for County	113,900,700	154,770,900	48,836,900	1,258,176,100	0	0	1,575,684,600

Real Property Equalized

OFFICE OF THE COUNTY BOARD OF COMMISSIONERS OF Alpena **COUNTY**
WE HEREBY CERTIFY that section one column one is a true statement of the number of acres of land in each township and city in Alpena County.

WE FURTHER CERTIFY that section one is a true statement of the value of real property and of the personal property in each township and city in Alpena County
in the year 2024 as assessed and of the valuation of the real property and personal property in each township and city in said county as equalized by the Board of County
Commissioners of said county.

WE FURTHER CERTIFY that section two is a true statement of the equalized valuations of real property classifications in each township and city in Alpena
County in the year 2024 as determined by the Board of County Commissioners of said county.

WE FURTHER CERTIFY that section three is a true statement of the assessed valuations, approved by the Board of Review, of real property classifications in each township and city in
Alpena County in the year 2024 as determined by the Board of County Commissioners of said county.

WE FURTHER CERTIFY that said statement does not embrace any property taxed under P.A. 77 of 1951; P.A. 68 of 1963; P.A. 198 of 1974; P.A. 255 of 1978; P.A. 385 of 1984; P.A. 224
of 1985; P.A. 147 of 1992 or Section 5 of Article IX of the Constitution of the State of Michigan.

These certifications are made on the 9 day of April 2024, at a meeting of said board held pursuant to the provisions of MCL 209.1 - 209.8.

Signed this _____ day of _____.

Equalization Director

Clerk of Board of Commissioners

INSTRUCTIONS FOR COMPLETING THE 608 (L-4024) ASSESSED AND EQUALIZED VALUATIONS WORKSHEET

This form is due on or before the first Monday in May to the State Tax Commission (STC) (MCL 209.5 (2)) by attaching a signed L-4024 into the Michigan Equalization Gateway (MEG) filing cabinet and submitting the L-4024 form in the MEG county portal by following the instructions below.

The MEG system will autogenerate the L-4023 following the successful save and submission of all local uni L-4018 and L-4022AV forms by the county and the acceptance of those forms by Property Services Divisions (PSD) staff. MEG will auto-generate the L-4024 form upon the successful save and submission of the L-4023 form by the county and the acceptance of the L-4023 form by PSD staff. All data on the L-4024 is populated from the previously submitted L-4023, except for the number of acres. Counties must manually enter the assessable acreage for each local unit.

The county must review, in the MEG county portal the L-4024 valuation data for each local unit as well as the county totals. The county shall verify the valuation and acreage data in the MEG county portal then save the L-4024 in the L-4024 form module thereby creating an L-4024 PDF rendering. The county shall print this PDF rendering and present it to your County Board of Commissioners for signing during their equalization session.

MCL 209.5 requires the Equalization Director and the Chairperson and Clerk of the County Board of Commissioners to sign the L-4024. After signing, scan and upload the signed form to the filing cabinet in the MEG county portal. After the paper copy of the L-4024 has been signed, scanned and uploaded to the filing cabinet in MEG, submit the L-4024 in the MEG county portal. Once submitted, the L-4024 report will be locked in MEG. To make subsequent changes please contact the Property Services Division at equalization@michigan.gov.

TAXABLE VALUATIONS

STATEMENT of taxable valuations in the year 2024. File this form on or before the fourth Monday in June.

Real Property Taxable Valuations as of the Fourth Monday in May.
(DO NOT REPORT ASSESSED VALUATIONS OR EQUALIZED VALUATIONS ON THIS FORM.)

Township or City	(Col. 1) Agricultural	(Col. 2) Commercial	(Col. 3) Industrial	(Col. 4) Residential	(Col. 5) Timber- Cutover	(Col. 6) Developments 1	(Col. 7) Total Real
010 010 ALPENA TOWNSHIP	444,852	55,223,108	5,979,536	343,600,470	0	0	405,247,966
020 020 GREEN TOWNSHIP	10,749,373	2,050,271	145,254	54,968,516	0	0	67,913,414
030 030 LONG RAPIDS TOWNSHIP	9,504,051	67,878	265,699	31,605,628	0	0	41,443,256
040 040 MAPLE RIDGE TOWNSHIP	9,691,322	529,547	490,041	50,890,070	0	0	61,600,980
050 050 OSSINEKE TOWNSHIP	17,898,548	1,056,199	450,705	62,666,625	0	0	82,072,077
060 060 SANBORN TOWNSHIP	8,572,996	4,723,366	642,002	60,382,343	0	0	74,320,707
070 070 WELLINGTON TOWNSHIP	4,714,014	0	0	14,317,062	0	0	19,031,076
080 080 WILSON TOWNSHIP	15,077,601	4,219,519	822,204	57,929,193	0	0	78,048,517
090 090 CITY OF ALPENA	0	57,548,163	32,284,448	184,282,976	0	0	274,115,587
025 VILLAGE OF HILLMAN	0	0	0	466,986	0	0	466,986
Totals for County	76,652,757	125,418,051	41,079,889	860,642,883	0	0	1,103,793,580

This form is used to report total Taxable Valuations, broken down by classification, for each township and city within the county. The Taxable Valuations reported here are the final Taxable Valuations as of the fourth Monday in May, NOT the Tentative Taxable Valuations. Final Taxable Valuations may be different from Tentative Taxable Valuations when a township or city receives a county and/or state equalization factor more or less than was used to calculate Tentative Taxable Valuations.

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Real Property Taxable Valuations as of the Fourth Monday in May.
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Township or City name	Col. 8) Ag. Personal	Col. 9) Com. Personal	Col. 10) Ind. Personal	Col. 11) Res. Personal	Col. 12) Util. Personal	Col. 13) Total Personal
010 010 ALPENA TOWNSHIP	0	11,599,300	1,234,200	0	15,884,500	28,718,000
020 020 GREEN TOWNSHIP	0	1,378,800	0	0	2,702,600	4,081,400
030 030 LONG RAPIDS TOWNSHIP	0	71,600	0	0	940,900	1,012,500
040 040 MAPLE RIDGE TOWNSHIP	0	110,200	0	0	1,964,300	2,074,500
050 050 OSSINEKE TOWNSHIP	0	179,100	0	0	4,599,200	4,778,300
060 060 SANBORN TOWNSHIP	0	363,994	9,518	0	3,223,912	3,597,424
070 070 WELLINGTON TOWNSHIP	0	200	0	0	346,700	346,900
080 080 WILSON TOWNSHIP	0	5,745,000	308,500	0	5,749,900	11,803,400
090 090 CITY OF ALPENA	0	11,965,700	4,677,100	0	9,778,900	26,421,700
025 VILLAGE OF HILLMAN	0	0	0	0	0	0
Totals for County	0	31,413,894	6,229,318	0	45,190,912	82,834,124
Print or Type Name of County Equalization Director	Signature			Date		
<i>Theodore R. Samers</i>	<i>Theodore R. Samers</i>			<i>Apr. 19 2024</i>		
Print or Type Name of County Board of Commissioners Chairperson	Signature			Date		

TAXABLE VALUATIONS

STATEMENT of taxable valuations in the year 2024. File this form on or before the fourth Monday in June.

Real Property Taxable Valuations as of the Fourth Monday in May.
(DO NOT REPORT ASSESSED VALUATIONS OR EQUALIZED VALUATIONS ON THIS FORM.)

Township or City name	(Col. 14) Real & Pers. Taxable Values	(Col. 15) PRE/Qual Forest & Ag Taxable Values	(Col. 16) Commercial Pers. Prop. Taxable Values	(Col. 17) Industrial Pers. Prop. Taxable Values	(Col. 18) ~PRE, Ag/FR PP excl C&I PP Taxable Values
010 010 ALPENA TOWNSHIP	433,965,966	267,254,011	11,599,300	1,234,200	153,878,455
020 020 GREEN TOWNSHIP	71,994,814	40,973,901	1,378,800	0	29,642,113
030 030 LONG RAPIDS TOWNSHIP	42,455,756	29,763,310	71,600	0	12,620,846
040 040 MAPLE RIDGE TOWNSHIP	63,675,480	44,974,832	110,200	0	18,590,448
050 050 OSSINEKE TOWNSHIP	86,850,377	57,683,605	179,100	0	28,987,672
060 060 SANBORN TOWNSHIP	77,918,131	51,468,414	363,994	9,518	26,076,205
070 070 WELLINGTON TOWNSHIP	19,377,976	12,066,161	200	0	7,311,615
080 080 WILSON TOWNSHIP	89,851,917	59,004,707	5,745,000	308,500	24,793,710
090 090 CITY OF ALPENA	300,537,287	149,494,634	11,965,700	4,677,100	134,399,853
025 VILLAGE OF HILLMAN	466,986	309,859	0	0	157,127
Totals for County	1,186,627,704	712,683,575	31,413,894	6,229,318	436,300,917

Print or Type Name of County Equalization Director <i>Theodore R. Somers</i>	Signature <i>Theodore R. Somers</i>	Date <i>April 9, 2024</i>
Print or Type Name of County Board of Commissioners Chairperson	Signature	Date

COUNTY EQUALIZED VALUE

COUNTY TAXABLE VALUE

% Gap between
Taxable and
Equalized Value

YEAR	EQUALIZED VALUE	% CHANGE	% Gap between Taxable and Equalized Value	YEAR	TAXABLE VALUE	% CHANGE
2000	741,600,945		14.05%	2000	637,426,173	
2001	796,505,711	7.40%	15.27%	2001	674,893,308	5.88%
2002	910,809,451	14.35%	19.98%	2002	728,864,046	8.00%
2003	971,548,794	6.67%	22.61%	2003	751,927,258	3.16%
2004	1,052,100,279	8.29%	24.79%	2004	791,329,437	5.24%
2005	1,116,554,765	6.13%	25.73%	2005	829,230,218	4.79%
2006	1,154,672,041	3.41%	24.88%	2006	867,352,662	4.60%
2007	1,203,622,837	4.24%	25.17%	2007	900,659,792	3.84%
2008	1,225,810,973	1.84%	24.44%	2008	926,200,843	2.84%
2009	1,204,114,563	-1.77%	20.54%	2009	956,775,344	3.30%
2010	1,139,048,820	-5.40%	17.86%	2010	935,663,299	-2.21%
2011	1,075,835,667	-5.55%	14.82%	2011	916,447,358	-2.05%
2012	1,022,067,109	-5.00%	12.30%	2012	896,302,560	-2.20%
2013	1,006,436,847	-1.53%	11.04%	2013	895,308,610	-0.11%
2014	996,466,490	-0.99%	10.48%	2014	892,059,149	-0.36%
2015	1,017,787,010	2.14%	10.90%	2015	906,860,375	1.66%
2016	1,015,118,786	-0.26%	12.01%	2016	893,210,200	-1.51%
2017	1,041,743,980	2.62%	13.05%	2017	905,800,279	1.41%
2018	1,045,212,072	0.33%	12.19%	2018	917,794,873	1.32%
2019	1,089,587,548	4.25%	13.55%	2019	941,975,698	2.63%
2020	1,133,430,622	4.02%	15.10%	2020	962,240,840	2.15%
2021	1,182,064,152	4.29%	16.61%	2021	985,746,328	2.44%
2022	1,260,041,317	6.60%	17.56%	2022	1,038,783,551	5.38%
2023	1,444,356,346	14.63%	22.97%	2023	1,112,542,430	7.10%
2024	1,658,518,724	14.83%	28.45%	2024	1,186,627,704	6.66%

2024 REAL EQUALIZED VALUE

1,575,684,600 95.01%

2024 REAL TAXABLE VALUE

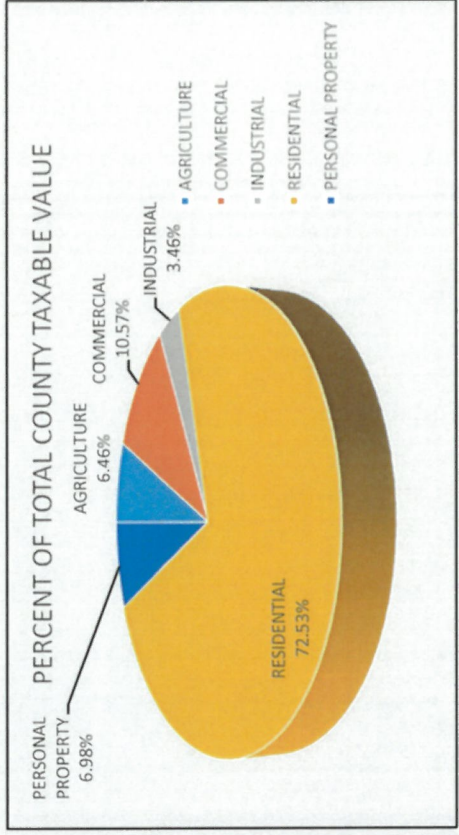
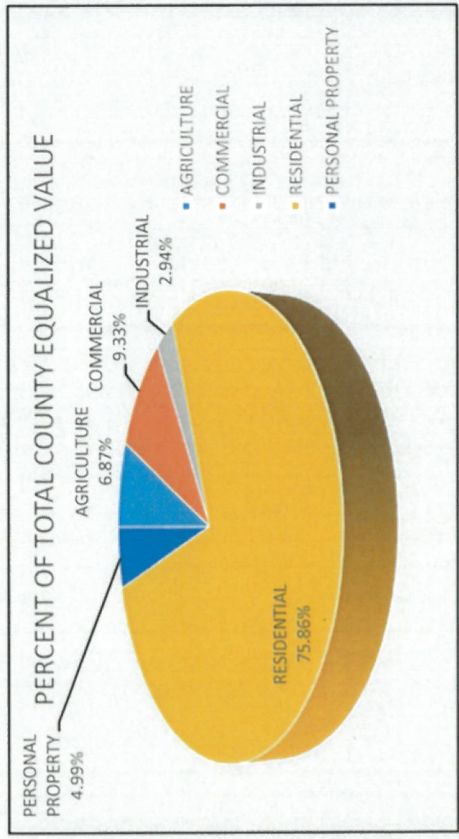
1,103,793,580 93.02%

2024 PERSONAL EQUALIZED VALUE

82,834,124 4.99%

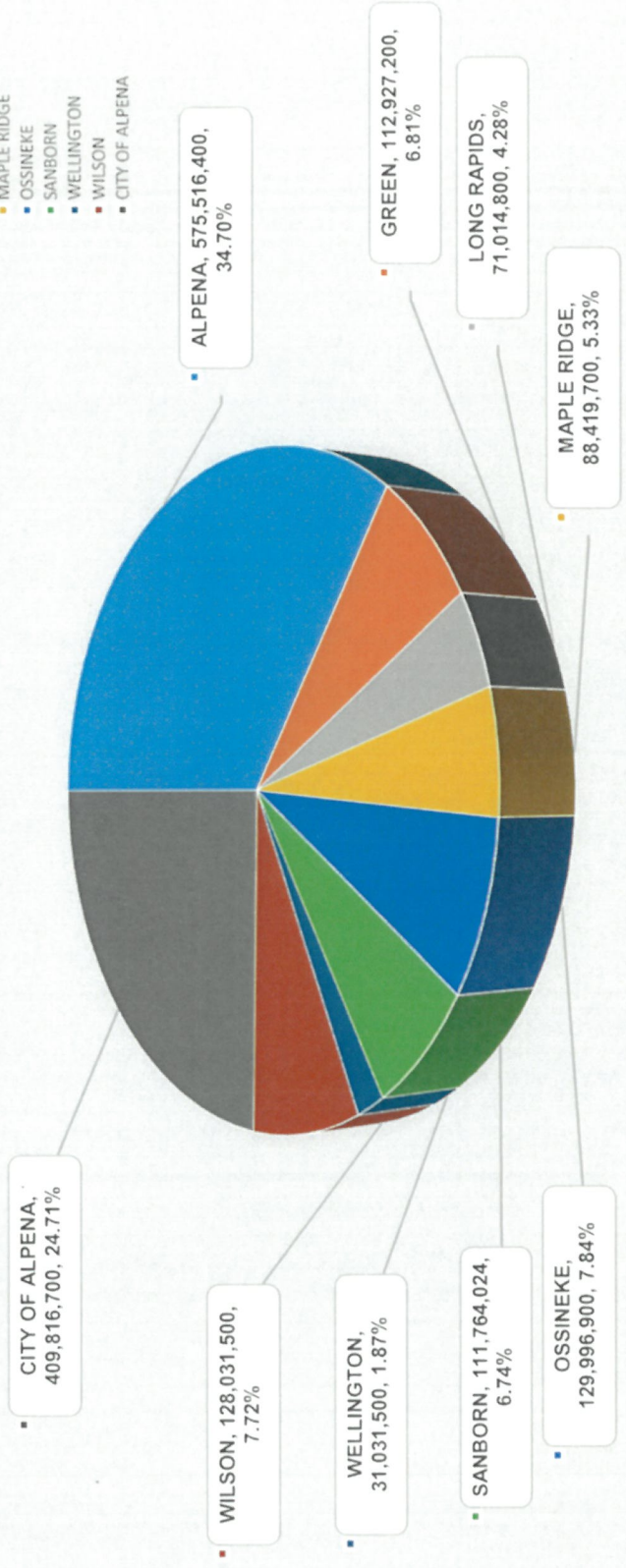
2024 PERSONAL TAXABLE VALUE

82,834,124 6.98%

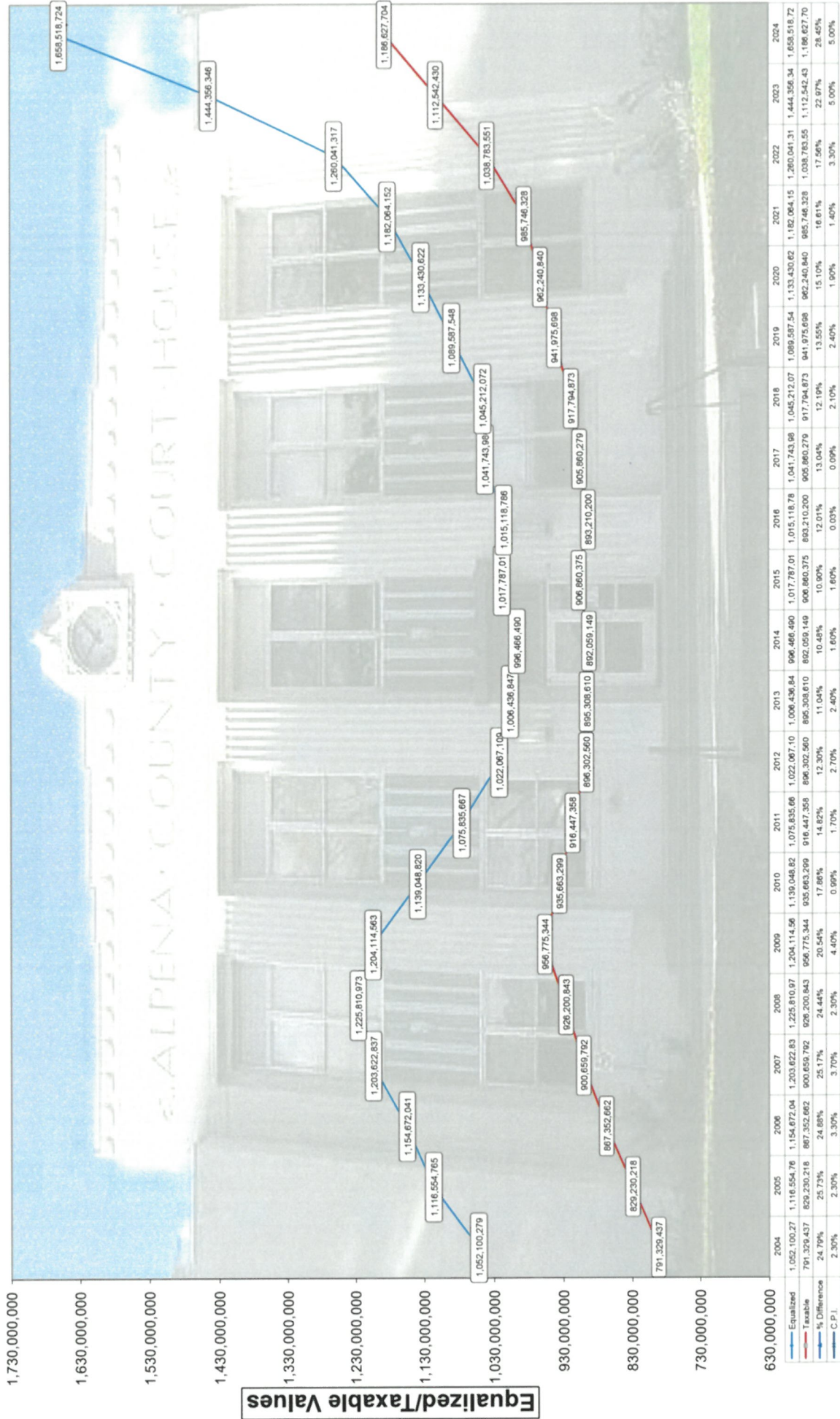


PERCENT OF COUNTY EQUALIZED VALUE BY TOWNSHIP/CITY

- ALPENA
- GREEN
- LONG RAPIDS
- MAPLE RIDGE
- OSSINEKE
- SANBORN
- WELLINGTON
- WILSON
- CITY OF ALPENA

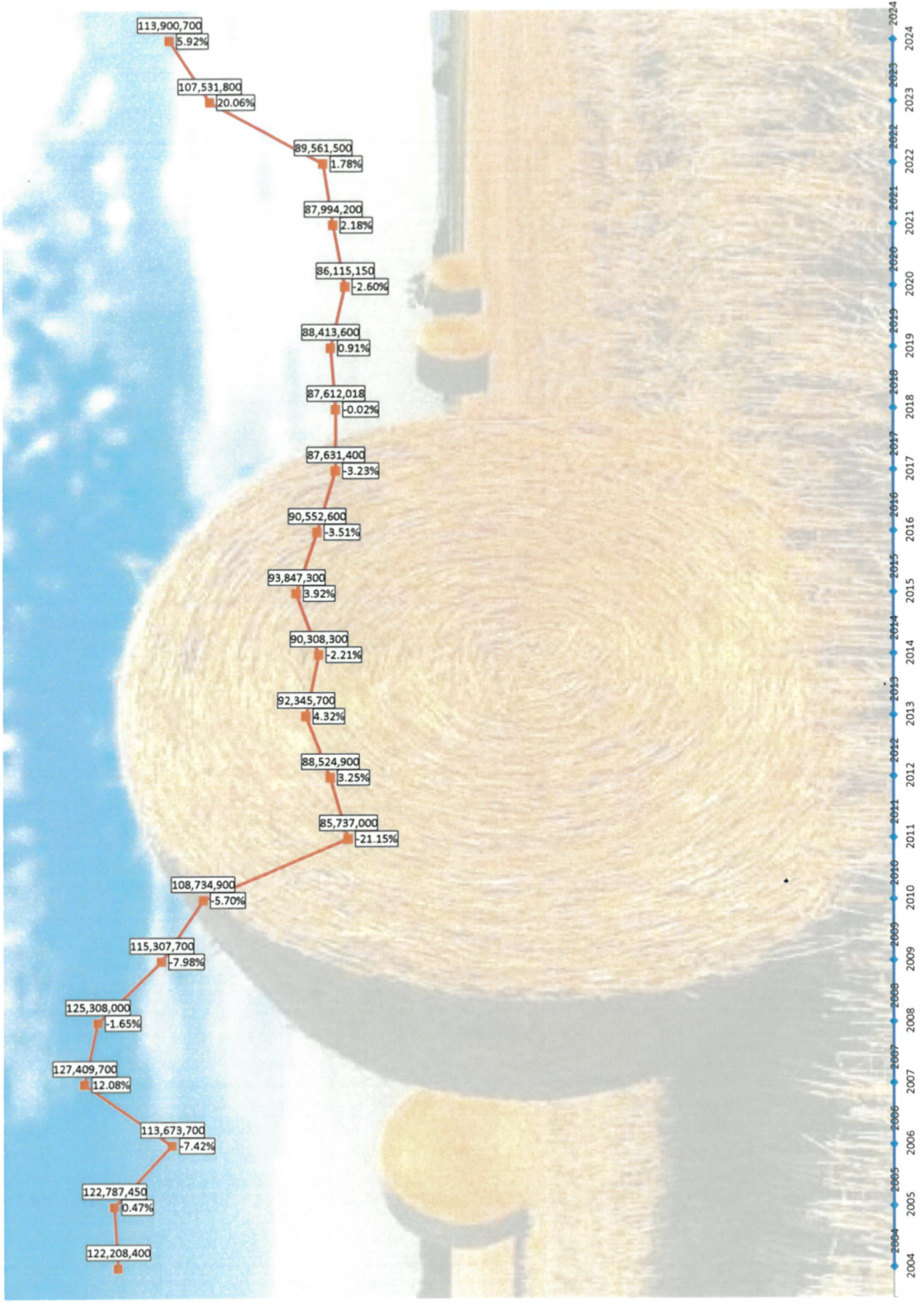


EQUALIZED VALUE COMPARED WITH TAXABLE VALUE

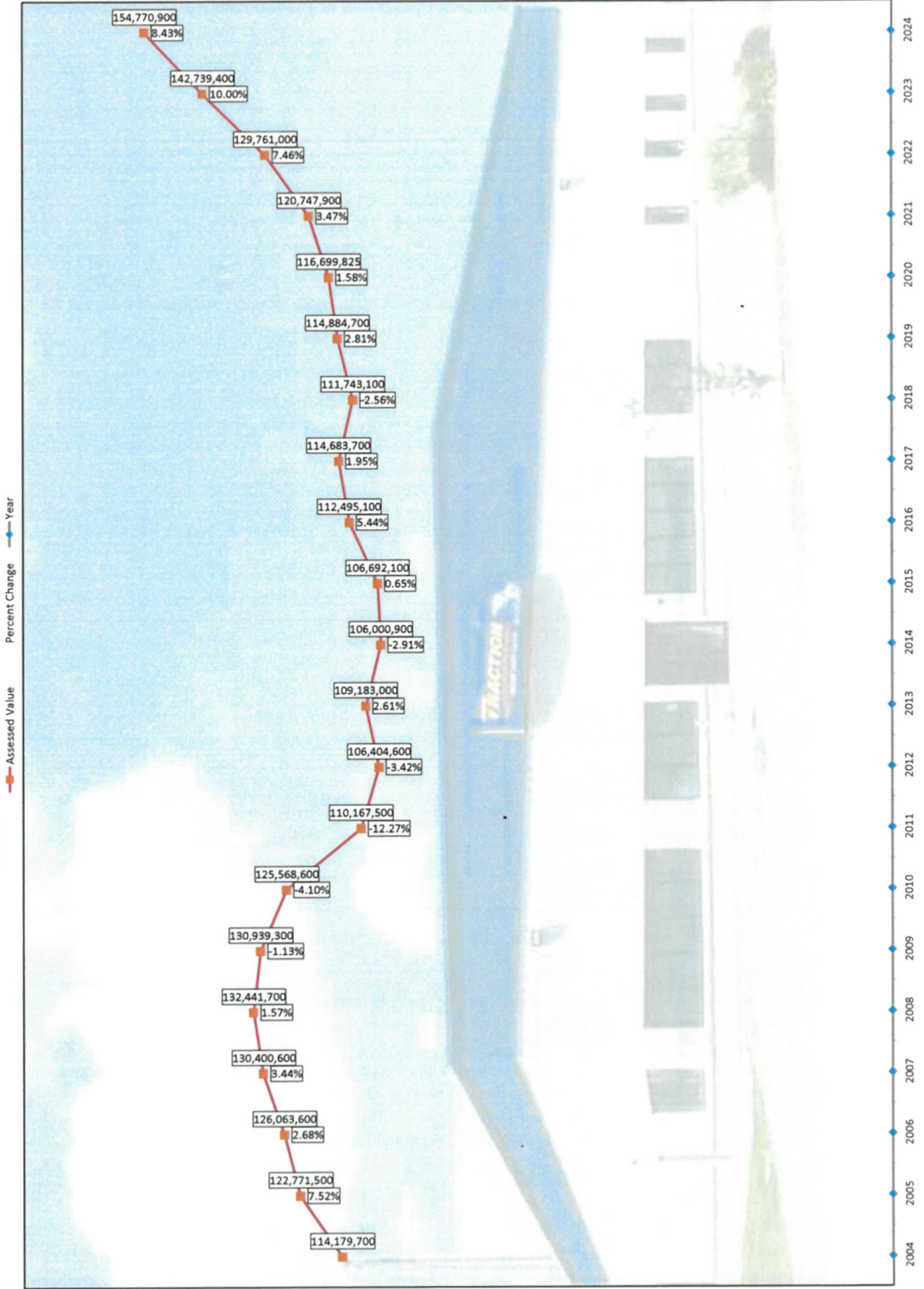


Historical Agriculture Assessment County Wide

Year Assessed Value Percent Change

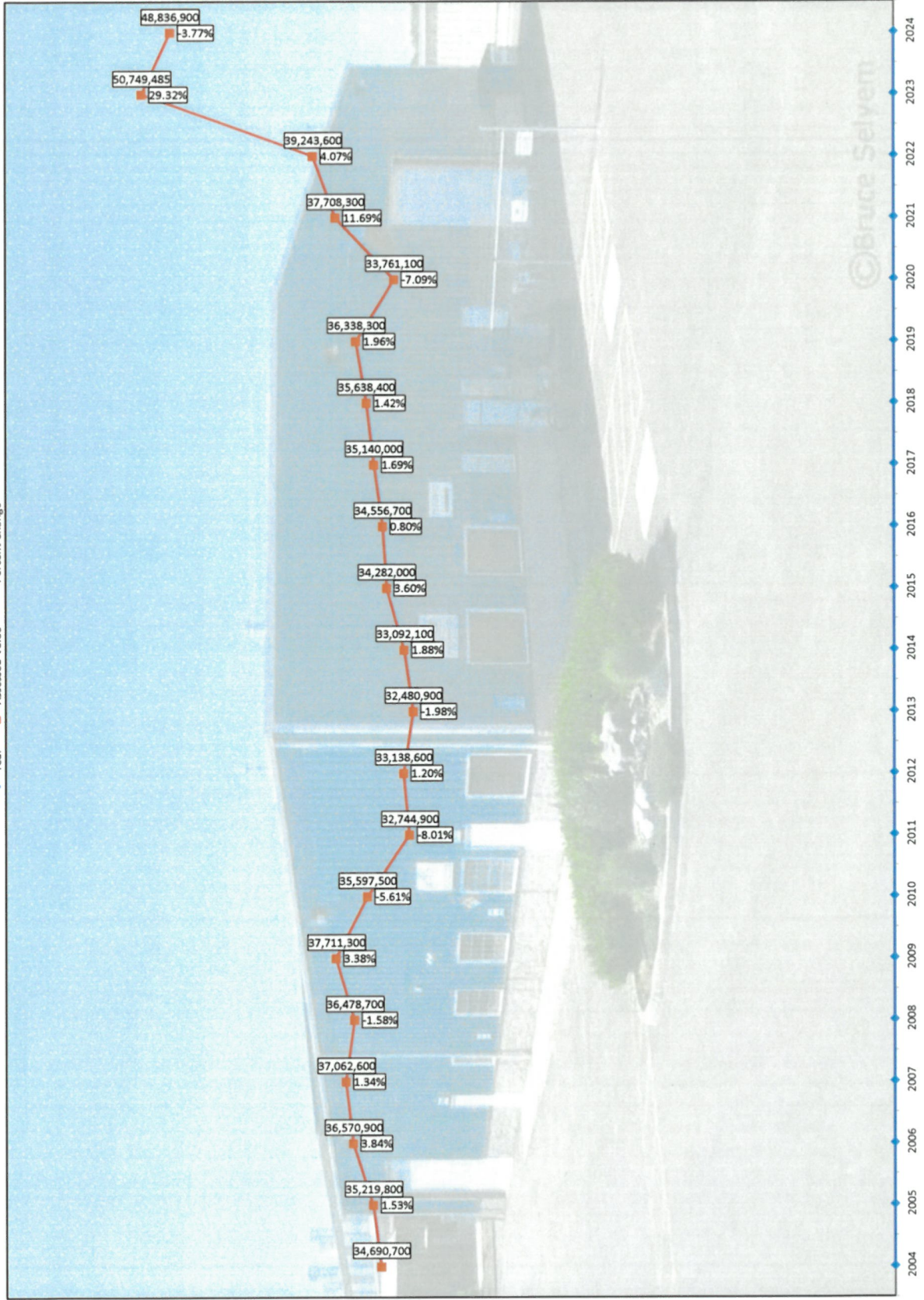


Historical Commercial Assessment County Wide



Historical Industrial Assessment County Wide

Year Assessed Value Percent Change



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Historical Residential Assessments County Wide

Year — Assessed Value — Percent Change

