



CITY OF MANITOWOC

WISCONSIN, USA
www.manitowoc.org

TO: Finance Committee & Common Council

FROM: Mackenzie Reed, City Clerk/Deputy Treasurer

DATE: March 4, 2024

SUBJECT: Omitted tax parcel 000-110-031

Parcel 000-110-031 was inadvertently listed as exempt on the 2023 tax roll. Per communication from the city's assessor, I am requesting this property be included as an omitted tax.

The requested action for this item is to place on omitted tax roll and create 2023 tax bill totaling \$1,647.39.

Thank you for your consideration.

Sincerely,

Mackenzie Reed
City Clerk/Deputy Treasurer

mr

From: [Luke Mack](#)
To: [Mackenzie Reed](#)
Subject: Re: External: RE: Parcel 000239101
Date: Friday, March 1, 2024 10:06:21 AM
Attachments: [image003.png](#)
[Outlook-fr1n2hkn.png](#)

No issues going forward on either one. For 411 Park St, Value should be \$103,400

Thank you,

Please Note My New Email Address lmack@apraz.com



Luke Mack
Director of Program Management

Phone: 920-749-1995 ext. 8809

Direct: 920-224-8809

Email: lmack@apraz.com

W6237 Neubert Road
Appleton, WI 54913

www.apraz.com

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From: Mackenzie Reed <mreed@manitowocwi.gov>

Sent: Thursday, February 29, 2024 3:11 PM

To: Luke Mack <lmack@apraz.com>

Subject: FW: External: RE: Parcel 000239101

Hey Luke,

Any issue with the City moving forward on this as an omitted tax? I'd like to get their omitted tax bill out to them soonish, and I will route through our Finance Committee and then Council before sending out.

Also following up on 411 Park St. if that should be an omitted bill as well? I have those emails attached here.

Thanks!

Mackenzie

From: Mackenzie Reed
Sent: Monday, January 15, 2024 1:39 PM
To: 'Luke Mack' <lmack@apraz.com>

Subject: FW: External: RE: Parcel 000239101

Hi Luke,

Please see below for an omitted tax bill from this year.

Typically what we have done with omitted taxes is route them through our Finance Committee and then through Common Council for approval to place on the omitted roll and create a 2023 tax bill that would be due by January 31, 2025.

I suspect since Accurate did the valuations for 2023, the information Colin provided below would be what we use to calculate their 2023 tax bill, but I wanted to loop you in in case you had anything else to add!



Mackenzie Reed, WCMC (she/her)
City Clerk/Deputy Treasurer, City of
Manitowoc
Email: mreed@manitowocwi.gov
Phone: 920-686-6951 | Fax: 920-686-6959
City Hall | 900 Quay St. | Manitowoc, WI
54220
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From: Colin Loughrin <colinl@accurateassessor.com>
Sent: Monday, December 18, 2023 3:50 PM
To: Mackenzie Reed <mreed@manitowocwi.gov>
Subject: External: RE: Parcel 000239101

After looking into it, yes they should no longer be exempt. Probably going to have to go omitted on them next year. I will include this parcel in the list of updates I have going that I will send to Adam to have Associated take on for next year.

If you need for any reason, the value should have been **\$148,000** for 2023 (Land: **\$15,300** / Imp: **\$132,700**)

Thanks,

COLIN LOUGHRIN

Real Estate Assessment Manager
Assessor II & III
920.749.8098



From: Mackenzie Reed <mreed@manitowocwi.gov>
Sent: Monday, December 18, 2023 12:56 PM
To: Colin Loughrin <colinl@accurateassessor.com>
Subject: Parcel 000239101

Hi Colin,

810 Washington St. was bought from Big Brothers Big Sisters in 2022. I believe they should no longer be listed as exempt?

Any help you can offer is appreciated!



Mackenzie Reed, WCMC (she/her)
City Clerk/Deputy Treasurer, City of
Manitowoc
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CITY OF MANITOWOC

WISCONSIN, USA

www.manitowoc.org

March 4, 2024

OMITTED TAX BILL

THE PARKBENCH INC
419 PARK STREET
PO BOX 2065
MANITOWOC, WI 54220

OMITTED TAX YEAR: 2023

Site Address: 411 PARK ST

OMITTED ASSESSED VALUE	PARCEL #	TAX RATE /1000	INCLUDE IN TAX ROLL YEAR	DUE IN FULL ON OR BEFORE JANUARY 31
\$103,400	000-110-031	16.51116	2024	2025

TAX TYPE
REAL ESTATE -COMMERCIAL -

TOTAL DUE	\$1,647.39
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First Dollar Credit applied

REMIT TO:
CITY OF MANITOWOC
900 QUAY STREET
MANITOWOC, WI 54220