

2007 Annual Report

Michigan State Tax  
Commission

February 4, 2008



## About the State Tax Commission

The State Tax Commission was created by Act 360 of 1927 and is charged with providing general supervision of the administration of the property tax laws of the State of Michigan. The Commission provides assistance, advice and counsel to the assessing officers of the state as deemed necessary and essential in the proper administration of the laws governing the assessment and levying of property taxes. Appendix 1 provides a list of the Public Acts for which the Commission administers property tax related functions. The Commission is comprised of three members appointed by the Governor with the advice and consent of the Senate. Biographical information about the Commission members is included in Appendix 2. Submission of this annual report is mandated by MCL 211.151.

## Summary of Primary Responsibilities

With the primary objective of the Commission being the fair and consistent administration of the property tax laws of the state, the work of the Commission encompasses a variety of functions and involves direct interaction with all 83 Michigan counties and the townships and cities within each county. The following summarizes key components of the work of the Commission.

### ➤ **State Equalized Valuations**

The Commission reviews and approves the state equalized valuation for each of six separately equalized classifications of property for each of the 83 counties on an annual basis. The state equalized valuation is used in calculating the taxable valuations, which are the legal tax base for the levy of all authorized property taxes. The recommended state equalized valuations are prepared by staff of the Bureau of Local Government Services, Assessment and Certification Division, after assembling, reviewing and analyzing statistical projections, summaries, property descriptions, and other data received from each county equalization department. Each county must prepare and submit an annual equalization study for this purpose.

### ➤ **Assessment of State Assessed Properties**

As required by MCL 207.1 – 207.21, the Commission annually adopts assessed and taxable valuations and prepares the tax roll for railroad, telephone, telegraph, and railroad car line companies. Because the assets and properties of these entities may be located throughout the State and in order to provide one tax bill for each company, assessment is made at the state rather than the local level.

### ➤ **Omitted and Incorrectly Reported Property**

In accordance with MCL 211.154, the Commission receives, reviews and processes notifications of omitted and incorrectly reported real or personal property for the purpose of placing these properties on the assessment rolls. Notifications of omitted or incorrectly reported real or personal property may be received from the local assessing officers or from individual taxpayers.

➤ **Valuation of DNR-Owned Lands**

Public Act 513 of 2004 provided that, starting in 2005, the State Tax Commission shall provide a report to local governmental of Taxable Values of certain purchased lands owned by the Department of Natural Resources. This changed from the former requirement to provide the true cash values of those properties. The valuations certified by the Commission include recreational lands, timber-lands, state forest lands and similar lands purchased after 1933. The Commission does not place a valuation on “swamp tax” lands; a specific tax is paid on these lands.

➤ **Administrative, Certification, and Information Services**

A variety of duties are involved in the administration of property tax related functions of the Public Acts within the jurisdiction of the Commission (Appendix 1), including:

- ❖ Prepare, approve, process and issue various forms, applications, certificates, technical guidance bulletins, memoranda, instructional training materials and manuals for dissemination to property owners, attorneys, county equalization directors, assessors and other tax officials. Provide and assist in organizing formal training schools for these individuals. Approve certification for qualified personal property examiners of local governmental units and county equalization departments.
- ❖ The State Tax Commission Advisory Group was created in 2002 to review and provide input on proposed bulletins, rules, guidelines and other interpretive documents. The composition of the Group was revised in 2007 in order to provide more input. The Advisory Group now consists of: Chairman of the State Tax Commission, Chairperson of the State Assessors Board, one individual representing each of the following organizations: Michigan Assessor’s Association, Michigan Equalization Directors Association, Michigan Townships Association, Assessment and Certification Division staff and one individual selected by the Chairman to represent audit firms, legal firms or business tax departments.
- ❖ Review complaints received from local assessors or individual taxpayers regarding assessment practices in local assessing units. Complaints may be assigned to staff to review for any improper or illegal activities or actions by any assessing unit in the state. Following a review, a report is provided to the Commission to mandate and oversee necessary corrective action.
- ❖ Oversee and maintain direct involvement in any additional property tax matters as provided by statute including investigation and arbitration of classification appeals, administration of the Tax Increment Finance Act, and review and approval or denial of applications for any of the statutory exemption programs such as Air Pollution Control, Water Pollution Control, etc.

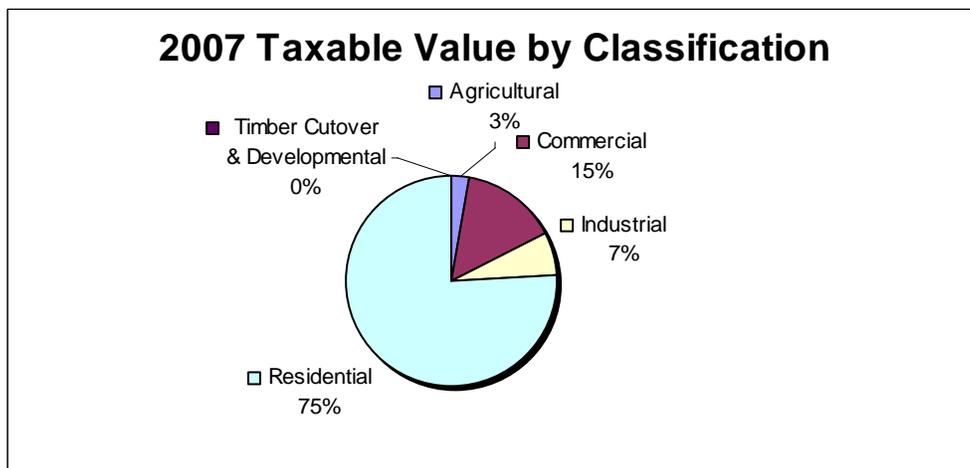
# 2007 Accomplishments

As required by MCL 211.149, the State Tax Commission met in formal session 12 times during calendar year 2007. The Commission follows the requirements of the Open Meetings Act relating to meetings held by public bodies. The agenda and minutes for each meeting are on the Commission Web page at [www.michigan.gov/treasury](http://www.michigan.gov/treasury).

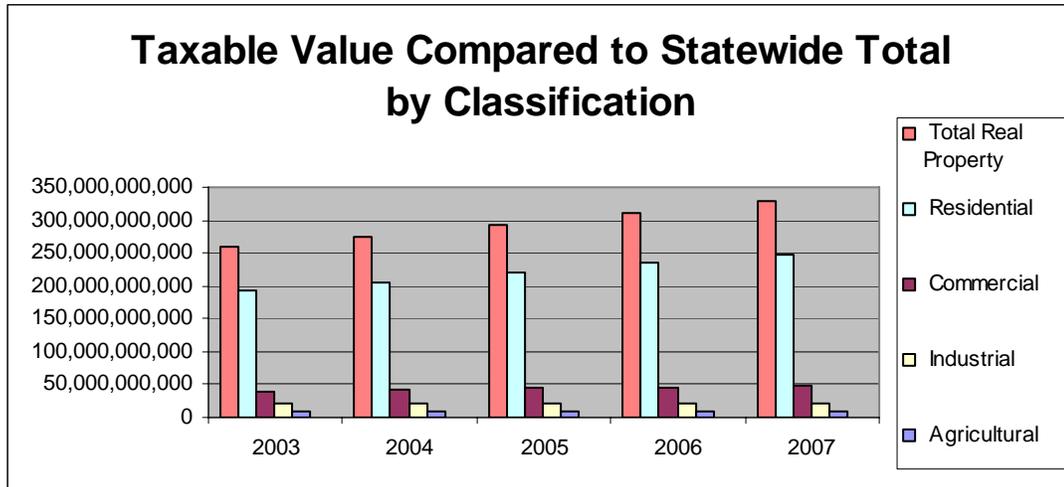
## ✓ State Equalized Valuations

The State Tax Commission finalized and approved the 2007 state equalized valuations for each property classification by county (Appendix 3) on May 29, 2007, as required by MCL 209.4. The total statewide summary is provided in the table below.

2007 State Equalized Valuation and Taxable Valuation State-Wide Classification Summary		
	State Equalized Valuation	Taxable Valuation
Agricultural	\$17,653,875,255	\$8,709,496,551
Commercial	\$61,995,642,365	\$49,075,109,720
Industrial	\$25,813,944,008	\$22,193,254,919
Residential	\$317,605,998,910	\$248,796,215,888
Timber - Cutover	\$366,013,213	\$136,835,369
Developmental	\$648,117,644	\$296,043,443
<b>Total Real Property</b>	<b>\$424,083,591,395</b>	<b>\$329,206,955,890</b>
<b>Total Personal Property</b>	<b>\$29,025,118,279</b>	<b>\$28,959,025,226</b>
<b>Total Real &amp; Personal Property</b>	<b>\$453,108,709,674</b>	<b>\$358,165,981,116</b>

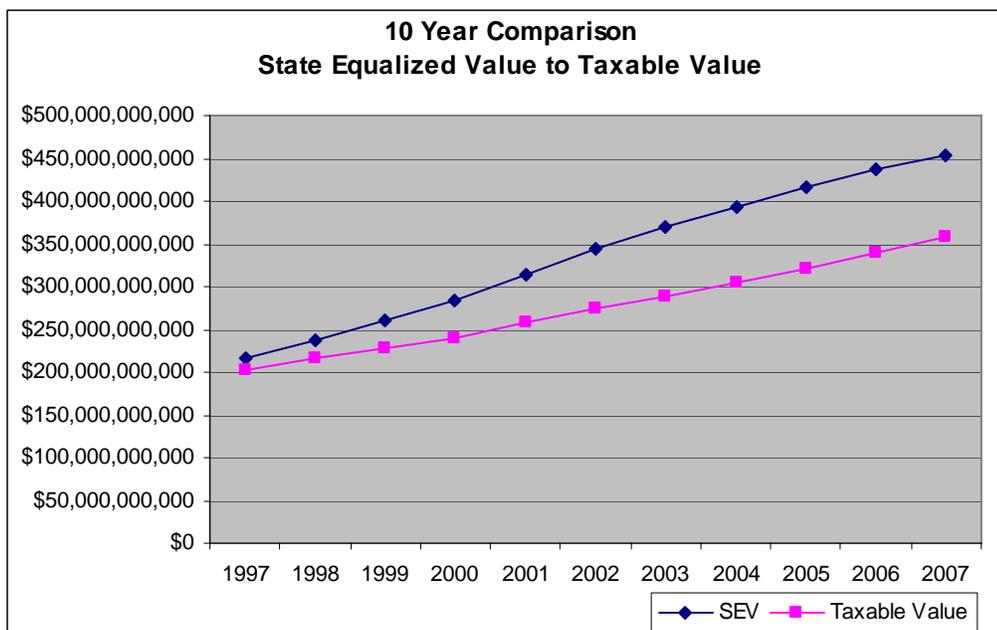


This report includes a five-year history of state equalized valuations and taxable valuations for each property classification in Appendix 4. The bar graph below illustrates the comparison of taxable valuation of each classification to the statewide total taxable valuation over a five-year period.



Note: Total Taxable Valuations for the Timber-Cutover and Developmental classifications are negligible as a percentage of the total of all classifications and do not appear on the graph.

Prior to 1994, property was assessed and taxed at 50 percent of true cash value. Beginning in 1994, Proposal A established the concept of taxable valuation to provide for the levy of property taxes on a value which cannot increase from year to year by more than 5 percent, or the rate of inflation, whichever is less, until a transfer of ownership occurs. The following graph depicts the growing divergence between taxable value and state equalized value.



The following table provides the total state wide annual tax levy based on taxable valuation for the last five years.

Year	Taxable Valuation	Total Tax Levied
2003	\$288,259,666,141	\$11,269,973,775
2004	\$304,697,456,310	\$12,190,159,841
2005	\$321,859,050,427	\$12,827,379,130
2006	\$340,545,761,049	\$13,598,087,169
2007	\$358,165,981,116	Available June 2007

✓ **Assessment of State Assessed Properties for State Board of Assessors**

As required by MCL 207.1 - 207.21, the Commission adopted the assessed and taxable valuation of railroads, telephone companies and railroad car loaning companies. Appendix 5 provides a 5-year history.

✓ **Omitted and Incorrectly Reported Property**

The Commission acted on almost 5,400 petitions regarding omitted or incorrectly reported real and personal property in 2007. The Commission eliminated the backlog of 154 petitions during 2007 and petitions are generally scheduled in “real time”. Petitions are received from local assessors or individual taxpayers. The following table indicates the total number of petitions acted upon by the Commission in each of the last five years.

Petition Type	2003	2004	2005	2006	2007
<b>Non-Concurrence</b>	988	1349	2169	2939	1586
<b>Concurrence</b>	985	2032	2347	1901	1616
<b>Dismissed</b>					2190
<b>Total</b>	<b>2072</b>	<b>3549</b>	<b>4516</b>	<b>4840</b>	<b>5392</b>

Note: Non-Concurrence = property owner/taxpayer did not agree with the local assessor  
 Concurrence = property owner/taxpayer agreed with local assessor  
 The STC dismissed a significant number of petitions in the 2007 year related to Utility Appeals

The actions taken by the Commission on petitions involving omitted or incorrectly reported real or personal property have resulted in considerable net increases in taxable valuation being added to the property tax assessment rolls statewide.

Year	State Wide Increase In Taxable Valuation
2003	\$ 43,449,529
2004	\$236,804,108
2005	\$415,509,296
2006	\$341,432,810
2007	\$489,573,127
<b>Total</b>	<b>\$1,526,768,870</b>

✓ **Administrative, Certification, and Information Services**

1. The Commission issued 17 Bulletins in 2007, several of which are annual updates of prior bulletins to correspond to the current year. Appendix 6 provides a complete list of the 2007 Commission Bulletins, including title and subject matter.
2. In 2007, the Commission formally referred four complaints concerning assessment practices in various cities, townships and counties to field staff for review. Numerous other complaints were handled administratively therefore reducing the time to respond and close complaints.
3. Occasionally, the Commission must assume the jurisdiction of the assessment roll of a local unit as provided by MCL 211.10(f). In 2007, the Commission assumed jurisdiction of the roll for 20 local units. The Commission assumed the assessment rolls for 16 units because the assessor was not certified at the proper level to certify the assessment roll; the assessor was signing for more value than allowed for their level of certification. The Commission is awaiting completion of a 14-point review before they return jurisdiction of these rolls.

The Commission assumed jurisdiction of the assessment roll for Merrill Township due to errors made by the Board of Review. They also assumed jurisdiction of the rolls for Vermontville Township, and Edwards Township due to complaints filed against the actions of the assessor. Finally, they assumed jurisdiction of the roll for Greenbush Township for failure of a 14-point review.

4. As provided by MCL 211.34c, in 2007 the Commission received 119 petitions of appeal property classifications from property owners or local assessors. The Commission continued new procedures adopted in 2005 to expedite the review and decision on classification appeals. Following field staff review of the petitions, the property owner is afforded an opportunity to meet with an internal review group to discuss their appeal. This group makes a final recommendation to the Commission and the Commission makes a decision based on the written petition and the recommendations of staff and the assessor. This change in process allowed the Commission to make a final determination on all 2007 appeals before the end of the calendar year and to eliminate the prior year backlog.

Year	Number of Classification Appeals Received	Number of Classifications Changed
2003	141	57
2004	108	12
2005	98	28
2006	148	77
2007	119	51

5. The Commission continued the random 14-Point Review process as a way of evaluating the compliance of local units with the General Property Tax Act and State Tax Commission Rules. During 2007, 49 random reviews were ordered. Of

the 49, three were postponed at the local unit request and six have yet to be completed. Of the 40 local units reviewed, 14 failed the review, with 7 being substantially non-compliant and 7 being non-compliant. All units who fail the review are required to complete a corrective action plan and to undergo a follow up review to ensure compliance.

In addition to the random reviews, the Commission orders a 14-point review on every local unit that they have assumed jurisdiction of the assessment roll and sometimes orders reviews in order to evaluate complaints received. In 2007, the Commission also ordered that every unit in Alger County undergo a 14-point review. Of the 8 units reviewed, 1 was non-compliant.

6. Issuance of Certified Personal Property Examiner certificates (MCL 211.22a) is an on-going annual process. The Commission issues or renews a certificate upon verification of the individual's qualifications. Certificates are valid for 5 years and are based on the state's fiscal year - October 1 thru September 30.

<b>Fiscal Year (10/1 through 9/30)</b>	<b>Number of Certified Personal Property Examiner Certificates Renewed or Issued</b>
2002-2003	276
2003-2004	370
2004-2005	288
2005-2006	200
2006-2007	147

7. As provided by various Public Acts, the Commission received and reviewed applications for each of the statutory exemption programs in 2007. Staff reviews the applications and make recommendations to the Commission to approve or deny the applications.

<b>5 Year Summary of Exemption Certificates Granted</b>					
<b>Type of Certificate</b>	<b>2003</b>	<b>2004</b>	<b>2005</b>	<b>2006</b>	<b>2007</b>
Industrial Facility Exemptions	574	654	691	713	697
Air Pollution Control Exemptions	51	101	56	34	74
Water Pollution Control Exemptions	109	182	129	138	122
Obsolete Property Rehabilitation	28	34	46	47	29
Personal Property Exemptions	5	15	21	21	45
Neighborhood Enterprise New & Rehab	154	303	544	646	815
Neighborhood Enterprise Homestead				2227	3807
Commercial Rehabilitation					4
<b>Total</b>	<b>921</b>	<b>1289</b>	<b>1487</b>	<b>3826</b>	<b>5593</b>

STATE TAX COMMISSION  
2007 ANNUAL REPORT

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## APPENDIX 1

### **Public Acts under State Tax Commission Jurisdiction**

The State Tax Commission administers Public Act 206 of 1893, the General Property Tax Act, as amended, and also administers related functions as follows:

1. Air Pollution Control Exemptions - Act 250, P.A. 1965, as amended.
2. Water Pollution Control Exemptions - Act 222, P.A. 1974, as amended.
3. Industrial Facility Exemptions - Act 198, P.A. 1974, as amended.
4. Commercial Facility Exemptions - Act 255, P.A. 1978, as amended.
5. Solar, Wind and Water Exemptions - Act 135, P.A. 1976.
6. Multiple Housing Exemptions - Act 438, P.A. 1976, as amended.
7. Farmland and Open Space Exemptions - Act 116, P.A. 1974, as amended.
8. Utility Assessments and Average Tax Rate - Act 282, P.A. 1905.
9. Appraisal of Department of Natural Resources Properties - Act 91, P.A. 1925.
10. Mining Assessments - Act 66, P.A. 1963.
11. Personal Property Examiner Certification - Act 40, P.A. 1969.
12. State Revenue Sharing Program - Act 140, P.A. 1971, as amended.
13. Single Business Tax - Inventory Reimbursement - Act 228, P.A. 1975, as amended.
14. Railroad Abandoned Right of Way and Adjacent Land Sales – Act 85, P.A. 1984.
15. Neighborhood Enterprise Zones Act - Act 147, P.A. 1992.
16. Renaissance Zones.
17. Downtown Development Authority - Act 197, P.A. 1975.
18. Tax Increment Finance Authority - Act 450, P.A. 1980.
19. Local Development Finance Authority - Act 281, P.A. 1986.
20. Technology Park Districts - Act 385, P.A. 1984.
21. Review of Appraisals of Tax-Reverted State Lands - Act 60, P.A. 1995.
22. Obsolete Property Rehabilitation Act - Act 146, P.A. 2000.

## APPENDIX 2

### Members of the State Tax Commission

#### **Robert H. Naftaly**

Robert H. Naftaly has served as Chairperson of the State Tax Commission since May 9, 2003. Mr. Naftaly is the retired President and CEO of PPOM, an independent operating subsidiary of Blue Cross Blue Shield of Michigan (BCBSM). He also served as the Chief Operating Officer of BCBSM and, prior to that, as Vice President and General Auditor of Detroit Edison. Mr. Naftaly also served as Director of the Michigan Department of Management and Budget. Mr. Naftaly is a Certified Public Accountant.

#### **Douglas B. Roberts**

Douglas B. Roberts has served as a member of the State Tax Commission since January 1, 2003. Dr. Roberts has served as Director of the Office of State Employer, as both Deputy Director and Acting Director of the Department of Management and Budget, as Deputy Superintendent of Public Instruction, Director of the Senate Fiscal Agency, and as State Treasurer. Dr. Roberts received both his doctorate and master's degrees from Michigan State University.

#### **Frederick Morgan**

Frederick Morgan has served as a member of the State Tax Commission since January 24, 2006. Mr. Morgan has served a Chief Judge of the Michigan Tax Tribunal and as Chief Assessor for the City of Detroit. He also served as Midwest Director of Appeals for Myles Hoffert and Associates and as Head of Major Tax Appeals for Wayne County. Mr. Morgan received his business degree from the University of Detroit. Mr. Morgan is a Michigan Certified Assessment Evaluator Level IV.

**Appendix 3**

**2007 State Equalized Valuations by County and Classification**

COUNTY	Agricultural	Commercial	Industrial	Residential	Timber-Cutover	Developmental	Total Real Property	Total Personal Property	Total Real and Personal
ALCONA	\$46,510,300	\$35,995,600	\$12,028,600	\$944,592,800	\$0	\$0	\$1,039,127,300	\$26,156,500	\$1,065,283,800
ALGER	\$6,413,700	\$38,479,400	\$10,844,400	\$379,944,762	\$55,600	\$0	\$435,737,862	\$25,019,846	\$460,757,708
ALLEGAN	\$618,898,071	\$503,120,078	\$237,432,690	\$3,905,141,182	\$0	\$19,509,160	\$5,284,101,181	\$352,425,790	\$5,636,526,971
ALPENA	\$127,409,700	\$130,400,600	\$37,062,600	\$793,267,500	\$34,893,100	\$0	\$1,123,033,500	\$80,589,337	\$1,203,622,837
ANTRIM	\$111,950,040	\$110,535,800	\$10,390,700	\$2,485,783,987	\$0	\$0	\$2,718,660,527	\$77,277,800	\$2,795,938,327
ARENAC	\$93,622,806	\$53,829,382	\$9,368,400	\$580,649,630	\$0	\$0	\$737,470,218	\$28,405,815	\$765,876,033
BARAGA	\$10,183,911	\$16,818,114	\$15,736,200	\$218,041,810	\$32,084,155	\$0	\$292,864,190	\$20,135,551	\$312,999,741
BARRY	\$286,655,937	\$153,008,262	\$58,387,635	\$2,026,392,937	\$0	\$3,338,900	\$2,527,783,671	\$80,307,820	\$2,608,091,491
BAY	\$258,056,150	\$424,455,050	\$310,615,300	\$2,217,444,163	\$0	\$1,737,850	\$3,212,308,513	\$263,508,850	\$3,475,817,363
BENZIE	\$36,804,000	\$99,847,450	\$8,259,200	\$1,557,440,704	\$1,012,200	\$0	\$1,703,363,554	\$27,790,600	\$1,731,154,154
BERRIEN	\$515,727,645	\$845,076,233	\$745,429,200	\$6,035,457,398	\$0	\$0	\$8,141,690,476	\$454,466,377	\$8,596,156,853
BRANCH	\$388,935,978	\$181,148,982	\$37,235,592	\$1,028,972,048	\$0	\$303,140	\$1,636,595,740	\$116,295,766	\$1,752,891,506
CALHOUN	\$360,497,780	\$556,065,198	\$201,918,943	\$2,785,334,379	\$0	\$3,564,795	\$3,907,381,095	\$521,367,868	\$4,428,748,963
CASS	\$328,668,963	\$96,483,580	\$40,716,188	\$1,853,123,179	\$0	\$0	\$2,318,991,910	\$105,028,645	\$2,424,020,555
CHARLEVOIX	\$74,388,400	\$194,585,300	\$45,212,000	\$2,680,873,232	\$5,866,300	\$0	\$3,000,925,232	\$117,435,953	\$3,118,361,185
CHEBOYGAN	\$45,531,402	\$211,795,800	\$7,403,300	\$1,803,474,246	\$4,139,700	\$6,869,500	\$2,079,213,948	\$45,865,680	\$2,125,079,628
CHIPPEWA	\$51,172,100	\$149,805,514	\$18,887,600	\$1,032,125,880	\$0	\$0	\$1,251,991,094	\$57,661,580	\$1,309,652,674
CLARE	\$78,222,715	\$91,020,625	\$13,606,746	\$1,131,249,841	\$0	\$0	\$1,314,099,927	\$103,490,255	\$1,417,590,182
CLINTON	\$540,418,783	\$341,594,433	\$52,486,578	\$2,187,155,123	\$0	\$45,071,443	\$3,166,726,360	\$120,581,681	\$3,287,308,041
CRAWFORD	\$150,500	\$57,624,300	\$36,722,500	\$603,700,850	\$2,045,700	\$1,351,100	\$701,594,950	\$54,718,100	\$756,313,050
DELTA	\$38,062,946	\$135,527,580	\$47,294,402	\$963,834,519	\$245,000	\$350,730	\$1,185,315,177	\$174,510,635	\$1,359,825,812
DICKINSON	\$16,511,050	\$126,548,572	\$99,036,500	\$563,893,489	\$27,832,850	\$0	\$833,822,461	\$167,626,335	\$1,001,448,796
EATON	\$377,119,214	\$668,061,931	\$188,939,792	\$2,771,728,117	\$0	\$26,142,475	\$4,031,991,529	\$242,093,145	\$4,274,084,674
EMMET	\$56,420,600	\$412,635,200	\$29,781,508	\$3,294,226,200	\$0	\$5,074,900	\$3,798,138,408	\$107,613,750	\$3,905,752,158
GENESEE	\$192,029,184	\$2,441,415,634	\$507,740,852	\$10,154,661,030	\$0	\$6,542,300	\$13,302,389,000	\$854,545,349	\$14,156,934,349
GLADWIN	\$85,915,900	\$53,692,450	\$10,703,350	\$1,105,743,492	\$0	\$0	\$1,256,055,192	\$34,581,637	\$1,290,636,829
GOGEBIC	\$790,267	\$43,413,631	\$7,776,058	\$505,847,041	\$28,743,724	\$0	\$586,570,721	\$58,212,975	\$644,783,696
GRAND TRAVERS	\$160,042,474	\$1,094,270,790	\$88,491,689	\$4,238,375,228	\$0	\$195,204	\$5,581,375,385	\$258,664,798	\$5,840,040,183
GRATIOT	\$390,980,108	\$113,129,790	\$29,359,200	\$603,611,451	\$0	\$0	\$1,137,080,549	\$73,798,661	\$1,210,879,210

Appendix 3

2007 State Equalized Valuations by County and Classification

COUNTY	Agricultural	Commercial	Industrial	Residential	Timber-Cutover	Developmental	Total Real Property	Total Personal Property	Total Real and Personal
HILLSDALE	\$442,007,305	\$110,646,263	\$39,842,743	\$1,132,707,275	\$0	\$2,231,810	\$1,727,435,396	\$103,604,182	\$1,831,039,578
HOUGHTON	\$30,824,828	\$130,590,317	\$7,487,893	\$704,769,075	\$31,676,736	\$3,733,724	\$909,082,573	\$44,712,201	\$953,794,774
INGHAM	\$442,380,992	\$2,228,506,272	\$140,565,730	\$6,379,595,902	\$0	\$6,234,750	\$9,197,283,646	\$516,760,736	\$9,714,044,382
IONIA	\$410,304,605	\$166,331,916	\$33,862,679	\$1,290,940,309	\$0	\$5,824,705	\$1,907,264,214	\$106,941,784	\$2,014,205,998
IOSCO	\$55,440,135	\$116,243,400	\$30,296,800	\$1,220,026,227	\$3,234,300	\$6,581,100	\$1,431,821,962	\$61,228,550	\$1,493,050,512
IRON	\$17,316,943	\$37,534,265	\$28,095,468	\$447,534,331	\$51,159,767	\$0	\$581,640,774	\$52,437,831	\$634,078,605
ISABELLA	\$307,275,751	\$410,359,496	\$35,717,961	\$1,234,828,126	\$0	\$18,429,800	\$2,006,611,134	\$114,135,396	\$2,120,746,530
JACKSON	\$411,706,499	\$798,919,384	\$282,041,628	\$4,140,064,879	\$0	\$31,926,378	\$5,664,658,768	\$369,247,478	\$6,033,906,246
KALAMAZOO	\$216,698,123	\$1,719,347,867	\$505,724,481	\$6,159,696,308	\$0	\$0	\$8,601,466,779	\$809,587,546	\$9,411,054,325
KALKASKA	\$28,818,366	\$64,542,550	\$10,545,800	\$850,866,338	\$1,088,800	\$0	\$955,861,854	\$112,751,859	\$1,068,613,713
KENT	\$305,797,400	\$4,421,321,198	\$1,964,202,450	\$15,791,563,476	\$0	\$0	\$22,482,884,524	\$1,855,685,922	\$24,338,570,446
KEWEENAW	\$732,158	\$8,344,660	\$0	\$162,190,005	\$1,247,451	\$0	\$172,514,274	\$3,157,471	\$175,671,745
LAKE	\$37,041,300	\$43,936,396	\$880,800	\$653,720,695	\$11,399,900	\$0	\$746,979,091	\$13,992,583	\$760,971,674
LAPEER	\$511,502,613	\$344,229,658	\$101,634,143	\$3,171,262,397	\$0	\$18,455,424	\$4,147,084,235	\$180,491,191	\$4,327,575,426
LEELANAU	\$181,822,212	\$191,561,784	\$6,059,410	\$3,364,114,688	\$0	\$0	\$3,743,558,094	\$40,852,322	\$3,784,410,416
LENAWEE	\$635,701,200	\$469,702,100	\$97,592,200	\$2,783,850,300	\$0	\$15,279,200	\$4,002,125,000	\$254,005,020	\$4,256,130,020
LIVINGSTON	\$322,438,485	\$1,118,864,613	\$452,567,353	\$8,723,741,328	\$0	\$0	\$10,617,611,779	\$477,743,617	\$11,095,355,396
LUCE	\$4,083,350	\$17,213,500	\$2,253,100	\$224,353,527	\$528,100	\$0	\$248,431,577	\$11,414,793	\$259,846,370
MACKINAC	\$13,746,206	\$226,385,268	\$17,059,753	\$964,435,349	\$15,071,944	\$0	\$1,236,698,520	\$90,438,396	\$1,327,136,916
MACOMB	\$266,096,440	\$5,053,234,643	\$2,681,261,126	\$27,627,368,273	\$0	\$125,903,093	\$35,753,863,575	\$2,603,536,973	\$38,357,400,548
MANISTEE	\$53,865,300	\$115,207,100	\$65,309,500	\$1,243,467,190	\$213,900	\$0	\$1,478,062,990	\$110,562,625	\$1,588,625,615
MARQUETTE	\$10,166,750	\$319,177,000	\$119,834,100	\$1,682,124,071	\$55,987,110	\$0	\$2,187,289,031	\$120,186,474	\$2,307,475,505
MASON	\$95,662,900	\$182,682,170	\$289,195,800	\$1,287,191,100	\$0	\$0	\$1,854,731,970	\$91,029,237	\$1,945,761,207
MECOSTA	\$196,912,900	\$161,567,100	\$25,504,800	\$1,192,017,600	\$0	\$0	\$1,576,002,400	\$116,148,394	\$1,692,150,794
MENOMINEE	\$85,786,271	\$57,408,292	\$23,589,830	\$633,463,688	\$5,021,700	\$0	\$805,269,781	\$48,587,588	\$853,857,369
MIDLAND	\$114,349,360	\$352,165,900	\$973,557,800	\$2,191,477,515	\$4,640,600	\$0	\$3,636,191,175	\$473,467,350	\$4,109,658,525
MISSAUKEE	\$106,147,200	\$32,145,586	\$12,293,700	\$568,178,200	\$0	\$0	\$718,764,686	\$46,024,119	\$764,788,805
MONROE	\$476,656,813	\$827,866,223	\$1,017,641,719	\$4,695,250,326	\$0	\$48,516,833	\$7,065,931,914	\$562,822,494	\$7,628,754,408
MONTCALM	\$367,409,500	\$197,494,088	\$97,299,600	\$1,489,770,468	\$0	\$89,700	\$2,152,063,356	\$129,337,968	\$2,281,401,324
MONTMORENCY	\$17,875,000	\$27,462,800	\$7,724,200	\$571,970,832	\$0	\$0	\$625,032,832	\$60,605,236	\$685,638,068

Appendix 3

2007 State Equalized Valuations by County and Classification

COUNTY	Agricultural	Commercial	Industrial	Residential	Timber-Cutover	Developmental	Total Real Property	Total Personal Property	Total Real and Personal
MUSKEGON	\$111,974,400	\$845,349,137	\$250,108,480	\$3,941,533,537	\$0	\$0	\$5,148,965,554	\$394,859,491	\$5,543,825,045
NEWAYGO	\$201,964,809	\$131,027,700	\$46,155,800	\$1,508,990,989	\$0	\$0	\$1,888,139,298	\$87,910,499	\$1,976,049,797
OAKLAND	\$148,258,260	\$12,927,621,440	\$4,532,903,170	\$55,590,024,968	\$0	\$8,894,970	\$73,207,702,808	\$4,123,379,228	\$77,331,082,036
OCEANA	\$184,683,383	\$92,646,069	\$28,292,750	\$1,368,785,088	\$0	\$0	\$1,674,407,290	\$57,515,046	\$1,731,922,336
OGEMAW	\$82,382,373	\$110,661,406	\$10,389,558	\$927,558,768	\$0	\$0	\$1,130,992,105	\$52,795,710	\$1,183,787,815
ONTONOGON	\$10,930,350	\$16,742,931	\$24,490,510	\$231,936,257	\$32,828,078	\$0	\$316,928,126	\$30,635,540	\$347,563,666
OSCEOLA	\$141,929,100	\$43,719,150	\$25,497,350	\$674,780,672	\$0	\$0	\$885,926,272	\$94,108,600	\$980,034,872
OSCODA	\$13,665,967	\$30,894,779	\$5,894,521	\$458,560,547	\$0	\$0	\$509,015,814	\$27,409,808	\$536,425,622
OTSEGO	\$66,581,793	\$257,912,994	\$48,092,332	\$1,093,737,931	\$0	\$0	\$1,466,325,050	\$178,085,750	\$1,644,410,800
OTTAWA	\$596,537,889	\$1,328,378,003	\$828,518,629	\$8,322,378,855	\$2,136,200	\$2,501,300	\$11,080,450,876	\$639,343,018	\$11,719,793,894
PRESQUE ISLE	\$90,167,500	\$32,345,900	\$23,214,900	\$769,340,100	\$4,311,800	\$14,600	\$919,394,800	\$39,109,861	\$958,504,661
ROSCOMMON	\$5,655,800	\$158,358,531	\$2,822,800	\$1,677,841,703	\$0	\$0	\$1,844,678,834	\$39,407,230	\$1,884,086,064
SAGINAW	\$369,606,515	\$1,020,122,237	\$153,977,661	\$3,941,749,626	\$0	\$12,520,500	\$5,497,976,539	\$483,850,260	\$5,981,826,799
ST. CLAIR	\$579,143,582	\$696,389,413	\$1,372,927,646	\$5,246,237,266	\$0	\$3,475,320	\$7,898,173,227	\$558,278,662	\$8,456,451,889
ST. JOSEPH	\$371,807,109	\$188,897,483	\$130,806,250	\$1,446,672,401	\$0	\$536,200	\$2,138,719,443	\$218,000,346	\$2,356,719,789
SANILAC	\$756,489,883	\$133,918,643	\$19,900,528	\$1,164,994,567	\$1,136,900	\$2,091,400	\$2,078,531,921	\$73,750,400	\$2,152,282,321
SCHOOLCRAFT	\$6,094,570	\$31,625,258	\$10,174,367	\$382,797,171	\$7,411,588	\$0	\$438,102,954	\$62,621,395	\$500,724,349
SHIAWASSEE	\$368,887,769	\$225,672,540	\$33,791,330	\$1,736,894,169	\$0	\$446,900	\$2,365,692,708	\$93,149,050	\$2,458,841,758
TUSCOLA	\$511,894,750	\$122,338,100	\$20,998,400	\$1,201,815,100	\$10	\$179,400	\$1,857,225,760	\$98,273,322	\$1,955,499,082
VAN BUREN	\$334,219,460	\$284,803,000	\$346,771,300	\$2,458,724,717	\$0	\$0	\$3,424,518,477	\$301,459,350	\$3,725,977,827
WASHTENAW	\$478,276,240	\$3,454,743,680	\$955,904,700	\$13,180,821,892	\$0	\$110,788,140	\$18,180,534,652	\$1,150,417,245	\$19,330,951,897
WAYNE	\$51,874,800	\$10,207,580,746	\$4,866,833,743	\$45,073,474,033	\$0	\$103,410,900	\$60,303,174,222	\$5,824,115,462	\$66,127,289,684
WEXFORD	\$53,601,424	\$177,588,537	\$44,947,193	\$973,416,037	\$0	\$0	\$1,249,553,191	\$79,118,771	\$1,328,671,962
=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
<b>Total</b>	<b>\$17,001,285,255</b>	<b>\$61,850,714,765</b>	<b>\$25,771,924,208</b>	<b>\$316,407,692,410</b>	<b>\$366,013,213</b>	<b>\$648,117,644</b>	<b>\$422,045,747,495</b>	<b>\$28,939,268,479</b>	<b>\$450,985,015,974</b>

## APPENDIX 4

### State Equalized Valuation & Taxable Valuation State-Wide Totals by Classification

<b>2007</b>		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$17,653,875,255	\$8,709,496,551
Commercial	\$61,995,642,365	\$49,075,109,720
Industrial	\$25,813,944,008	\$22,193,254,919
Residential	\$317,605,998,910	\$248,796,215,888
Timber - Cutover	\$366,013,213	\$136,835,369
Developmental	\$648,117,644	\$296,043,443
<b>Total Real Property</b>	<b>\$424,083,591,395</b>	<b>\$329,206,955,890</b>
<b>Total Personal Property</b>	<b>\$29,025,118,279</b>	<b>\$28,959,025,226</b>
<b>Total Real &amp; Personal Property</b>	<b>\$453,108,709,674</b>	<b>\$358,165,981,116</b>

<b>2006</b>		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$16,624,024,168	\$8,318,089,411
Commercial	\$59,155,491,285	\$46,241,418,568
Industrial	\$25,387,479,560	\$21,548,522,986
Residential	\$305,585,093,273	\$235,415,312,805
Timber - Cutover	\$389,308,402	\$148,564,733
Developmental	\$642,946,385	\$277,798,454
<b>Total Real Property</b>	<b>\$407,784,343,073</b>	<b>\$311,949,706,957</b>
<b>Total Personal Property</b>	<b>\$28,636,911,872</b>	<b>\$28,596,054,092</b>
<b>Total Real &amp; Personal Property</b>	<b>\$436,421,254,945</b>	<b>\$340,545,761,049</b>

<b>2005</b>		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$17,079,396,204	\$8,383,477,970
Commercial	\$56,219,956,715	\$43,823,673,918
Industrial	\$24,824,342,675	\$20,944,247,274
Residential	\$287,801,333,413	\$219,514,861,235
Timber - Cutover	\$395,413,865	\$152,472,319
Developmental	\$584,678,018	\$260,068,544
<b>Total Real Property</b>	<b>\$386,905,118,890</b>	<b>\$293,078,801,260</b>
<b>Total Personal Property</b>	<b>\$28,891,772,515</b>	<b>\$28,780,249,167</b>
<b>Total Real &amp; Personal Property</b>	<b>\$415,796,891,405</b>	<b>\$321,859,050,427</b>

<b>2004</b>		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$15,898,969,406	\$8,187,227,815
Commercial	\$53,021,398,105	\$41,568,134,188
Industrial	\$23,776,959,348	\$20,403,101,673
Residential	\$270,087,361,385	\$205,347,396,782
Timber - Cutover	\$365,187,319	\$149,911,940
Developmental	\$549,118,516	\$268,191,452
<b>Total Real Property</b>	<b>\$363,698,994,079</b>	<b>\$275,923,963,850</b>
<b>Total Personal Property</b>	<b>\$28,923,135,084</b>	<b>\$28,773,492,460</b>
<b>Total Real &amp; Personal Property</b>	<b>\$392,622,129,163</b>	<b>\$304,697,456,310</b>

<b>2003</b>		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$14,490,357,406	\$8,025,165,638
Commercial	\$50,419,526,422	\$39,673,211,156
Industrial	\$22,918,860,554	\$19,689,070,248
Residential	\$251,936,860,990	\$191,724,452,369
Timber - Cutover	\$349,773,953	\$149,194,567
Developmental	\$665,360,312	\$336,885,499
<b>Total Real Property</b>	<b>\$340,780,739,637</b>	<b>\$259,597,979,477</b>
<b>Total Personal Property</b>	<b>\$28,744,557,690</b>	<b>\$28,661,686,664</b>
<b>Total Real &amp; Personal Property</b>	<b>\$369,525,297,327</b>	<b>\$288,259,666,141</b>

## APPENDIX 5

### 5 YEAR SUMMARY OF STATE ASSESSED PROPERTIES

2007					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits*	Net Tax*
Railroad Companies	\$457,223,579	\$27,533,615		\$177,426,364	\$351,981
Telephone Companies	\$2,114,020,025	\$6,018,874	51.89	\$21,519,613	\$88,176,885
Car Loaning Companies	\$85,322,425	\$7,264,676		\$10,983,294	\$1,727,160
<b>Totals</b>	<b>\$2,656,566,029</b>	<b>\$40,817,165</b>		<b>\$209,929,272</b>	<b>\$90,256,026</b>

2006					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits*	Net Tax*
Railroad Companies	\$456,617,700	\$23,611,701		\$124,277,912	\$78,287
Telephone Companies	\$2,048,354,867	\$105,920,430		\$21,910,486	\$84,011,476
Car Loaning Companies	\$77,075,200	\$3,985,559		\$9,440,095	\$931,584
<b>Totals</b>	<b>\$2,582,047,767</b>	<b>\$133,517,690</b>		<b>\$155,628,493</b>	<b>\$85,021,347</b>

2005					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits	Net Tax
Railroad Companies	\$425,705,300	\$22,000,450		\$21,991,137	\$9,313
Telephone Companies	\$2,175,876,600	\$112,449,303	51.68	\$13,391,145	\$99,058,158
Car Loaning Companies	\$78,022,500	\$4,032,203		\$2,885,007	\$1,147,196
<b>Totals</b>	<b>\$2,679,604,400</b>	<b>\$138,481,955</b>		<b>\$38,267,288</b>	<b>\$100,214,667</b>

2004					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits	Net Tax
Railroad Companies	\$375,734,700	\$19,132,411		\$19,132,411	0
Telephone Companies	\$2,156,918,287	\$112,246,028	50.92	\$12,297,496	\$99,948,532
Car Loaning Companies	\$77,641,900	\$4,040,484		\$1,717,617	\$2,322,867
<b>Totals</b>	<b>\$2,610,294,887</b>	<b>\$135,418,923</b>		<b>\$33,147,524</b>	<b>\$102,271,399</b>

2003					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits	Net Tax
Railroad Companies	\$358,025,934	\$18,631,670		\$18,631,670	0
Telephone Companies	\$2,428,858,498	\$126,397,796	52.04	\$3,541,967	\$122,855,829
Car Loaning Companies	\$82,270,200	\$4,281,341		\$2,716,851	\$1,564,491
<b>Totals</b>	<b>\$2,869,154,632</b>	<b>\$149,310,807</b>		<b>\$24,890,488</b>	<b>\$124,420,319</b>

\* Available credits or railroad companies are for track and right-of-way maintenance and railcar maintenance as provided in MCL 207.13(2), MCL 207.13a(5)(b)(ii), and MCL 207.13a (5)(b)(i) . 2006 reflects total credits available and matches assessment roll as adopted by the State Tax Commission.

## APPENDIX 6

### 2007 STATE TAX COMMISSION BULLETINS

Number	Title
2007-01	**Millage Requests & Millage Rollbacks
2007-02	**County Multipliers for 2007
2007-03	**Certified Prevailing Institutional Lending Rates of Interest January thru March
2007-04	**Certified Prevailing Institutional Lending Rates of Interest January thru June
2007-05	Single Year Sales Studies Guidelines
2007-06	Foreclosure Guidelines
2007-07	Michigan Business Tax and Personal Property Exemptions
2007-08	Reporting and Valuation of Self-Constructed Assets
2007-09	** 2008 Tax Calendar
2007-10	**2008 Equalization Calendar and Equalization of Assessments
2007-11	**Procedural Changes for the 2008 Assessment Year.
2007-12	**Inflation Rate Multiplier Used in the 2008 Capped Value Formula
2007-13	**Certified Prevailing Institutional Lending Rates of Interest January thru September
2007-14	**Tax Tribunal Interest Rate For 2008
2007-15	** 2008 Appeal Procedures
2007-16	** Random Week for Qualified Businesses for 2008
2007-17	** 2008 Board of Review

\*\*Indicates bulletins that are issued annually to provide updated information for the current year

Note: This table and each bulletin can be accessed on the State Tax Commission Web site at [www.michigan.gov/treasury](http://www.michigan.gov/treasury), select Local Government, then State Tax Commission.