



CITY OF DOUGLAS NEWSLETTER

Winter 2011
Volume 7, Edition 1

2011 ASSESSMENT INFORMATION.....from Assessor Kelley Ziesemer

The decline in the housing market will be reflected again this year when assessment notices are mailed in late February. Most residential assessments in the City of the Village of Douglas will decrease in 2011. The decrease applies to areas that have had properties sell for less than double the assessed value in the past year. The changes are determined by the average relationship of sale price to assessment in a given area. If property sales are limited or non-existent in an area, the average change from surrounding neighbors will be taken into consideration to determine the percentage change in assessment. As mandated by law, the sales used to determine the 2011 assessments occurred between October 1, 2009 and September 30, 2010. The listing of the sales used is available on the City website. (Please note that, based on strict guidelines issued by the State, foreclosure sales are typically not considered when determining assessments). The assessed values for most of the commercial properties in the City will also be reduced for 2011.

As required by the constitution (Proposal A Amendment), there is a predetermined rate of change used as the basis for determining taxes. The CPI (Consumer Price Index) this year is 1.7%. This rate will be applied to the 2010 taxable value to determine the 2011 taxable value. If the assessed and taxable values are the same, and the assessed value is reduced more than the CPI, these two values will continue to be equal. The CPI does not apply to properties that have sold or made improvements during the year.

Assessment Change Notices (State Form #L-4400) are mailed the last week of February. Please review this notice carefully. In addition to value changes, it indicates Principal Residence and property transfer status as well as property classification. **The Board of Review will meet, on an appointment basis, Monday, March 14 and Tuesday, March 22, 2011 to hear appeals.** If, after you receive your Assessment Change Notice, you believe the assessed valuation of your property does not accurately reflect market value, please call 269-857-1438 to schedule an appointment. Written letters, emails and faxes are also accepted as appeal and must be received no later than March 15, 2011 at 4:00 p.m.

Assessment data is available on the City's website. You are encouraged to review your property characteristics to confirm our data is accurate.

Website: www.ci.douglas.mi.us
Email: kziesemer@ci.douglas.mi.us
Fax: 269 857-4751
Mail: P.O. Box 757, Douglas MI 49406



HOURS AND SCHEDULES

CITY HALL (269) 857-1438
Monday-Friday 8:00am - 4:30pm

COUNCIL MEETINGS
First and third Mondays 7:00pm

PLANNING COMMISSION
Second Wednesday 7:00pm

ZONING BOARD OF APPEALS
Fourth Tuesday 7:00pm (As needed)

DOWNTOWN DEVELOPMENT AUTHORITY
Second Tuesday 6:00pm

All City meetings are held in Dutcher Lodge City Hall unless otherwise noticed.

City Manager William LeFevere

City Clerk Jean Neve

City Treasurer Bob Drexler

City Assessor Kelley Ziesemer
By Appointment
Tuesdays 12:30 - 4:30 p.m.

Community/Economic Development Director
By Appointment Ryan Kilpatrick

Police Department Chief Ken Giles
47 W. Center Street
Douglas (269)857-4339
Dial 911 after hours to speak to an officer.

Department of Public Works Director
(269)857-2763 Max Rodgers

Building Permits 1 800 626-5964
Michigan Township Services
111 Grand Street
Allegan MI 49010

E-Mail Addresses for City Staff

General e-mail
douglas@ci.douglas.mi.us

Manager William LeFevere
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Clerk Jeanie Neve
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**Community/Economic Development
Director Ryan Kilpatrick**
rkilpatrick@ci.douglas.mi.us

Treasurer Robert (Bob) Drexler
rdrexler@ci.douglas.mi.us

Assessor Kelley Ziesemer
kziesemer@ci.douglas.mi.us

**Department of Public Works
Director Max Rodgers**
mrodgers@ci.douglas.mi.us

**Police Department
Chief Ken Giles**
chiefgilles@sdpd.us

Did you know?????

New on the city website is the complete agenda packet for each regular city council meeting.

You may look up tax and assessing information on the City website. Log into: www.ci.douglas.mi.us then click on "Services", "Tax & Assessing" and "Property Tax & Assessing Information". The city zoning ordinance, code of ordinances and much more may also be found by logging into the city website.

The City of Douglas now offers the convenience of accepting credit cards for municipal payments. A third-party convenience fee will apply to cardholders who wish to pay via credit card.

Property characteristics and assessment sales data is available on the City website for your review to confirm our data is accurate.

2011 Recycling Collection Schedule

Recyclable material is collected curbside every other Tuesday.

Jan. 11, 25
Feb. 8, 22
Mar. 8, 22
Apr. 5, 19
May 3, 17
June 1*, 14, 28

July 12, 26
Aug. 9, 23
Sept. 7*, 20
Oct. 4, 18
Nov. 1, 15, 29
Dec. 13, 27

*Collection is one day later due to Holiday.

Allegan County Recycling
Ben Williams, Director
269 673-5415

BOARDS, COMMISSIONS AND COMMITTEES

City Council

Lisa Greenwood
Greg Harvath
Martha Hoexter, Mayor Pro Tem
Jane Mayer
Eric Smith
Renee Waddell, Mayor
Jim Wiley

Planning Commission

David Burdick
Ron Dellartino
Candace Dugan
Mike Hurley
Paul Marineau
Alexa Urquhart
Vacancy

Zoning Board of Appeals

Jeff Greenwood
Kenneth Kutzel
Tarue Pullen
Bill Schumacher, Chair
Alexa Urquhart

DDA

Helen DeGeatano
Mike Hurley
Sam Kendall
Kim Kubiak
Erin Molenhouse
Tedd Oyler
Bill Schumacher, Chair
Renee Waddell
Vacancy

Assessment Board of Review

Linda Anderson
Maria Droz
Paul Marineau
Alternate Vacancy



GET INVOLVED!

The City of Douglas offer citizens a variety of opportunities to participate in local government. Currently the following boards and committees are looking for new members.

Planning Commission
Downtown Development Authority
Assessment Board of Review (Alternate)

If you are interested in serving on any of these committees, please send a letter explaining your interest in that board. Applications are kept on file until needed. Send your letter to the attention of the Mayor at City of Douglas, P.O. Box 757, Douglas MI 49406.

These are great opportunities to get involved and serve your community.



Reception honors outgoing Senator Patty Birkholz

A reception honoring local resident Patty Birkholz's public service to her communities and the State of Michigan was held on Thursday, February 10th at the Saugatuck Center to the Arts. The reception was followed by a short slide presentation from the Land Conservancy of West Michigan on the Saugatuck Harbor Natural Area as well as other important West Michigan State Parks and land projects that Patty has played a key role in preserving and promoting. Proclamations were presented honoring the contributions made by Senator Patty Birkholz over the many years in township, county and state government. Friends and local residents congratulated Patty on her appointment by the Governor to the position of Executive Director of the Office of the Great Lakes.



Are you ready for Mardi Gras?

The theme for this year's Mardi Gras Parade is "Out of this World". Line up begins at 6:45 p.m. at Beery Field on Fat Tuesday, March 8th. Prizes will be awarded for best float, best group and best individual costumes. Winners will be announced at Christo's Roadhouse at 8:00 p.m. and again at 9:00 p.m. at the Dunes Resort. Put this date on your calendar and plan to participate in the fun and foolery on Center Street.



General Tax Information to Remember

The City of Douglas sends out tax statements twice a year. The summer bill is mailed to property owners the first week of July and is payable by September 14th. The winter bill is mailed the first week of December and is payable by February 14th. The summer and winter bills combined cover a calendar year tax obligation. **If you have not received your tax statements by the middle of July and December please call the Treasurer's office for a duplicate copy.**



To qualify for a **Principal Residence Exemption** (P.R.E.) you must own and occupy your residence by May 1st. Your driver's license, voters registration and federal income tax return must reflect this address. If you have a 100% P.R.E. exemption you are exempt from paying the school operating millage and will see the word "EXEMPT" on that line of the tax bill.

Winter Events you won't want to miss!

Feb. 24 Library Movie Nights
Mar. 10, 24

Mar. 8 Mardi Gras Parade
7:00 p.m. Center Street

Mar. 20 Saugatuck Douglas
6:00 p.m. Historical Society
Cabin Fever Party
at Toulouse Restaurant

St. Peters Church holds a Pancake
Breakfast on the second Sunday of each
month.

Many Bed & Breakfast Inns offer special
winter weekend activities with package
rates.

Cross country skiing or snowshoeing is at
its' best on area golf courses and along the
lakeshore.

News & Announcements:

Condolences go out to City Clerk Jeanie Neve
and her husband Robert (Page) on the loss of
their daughter Tracy Bradley. Tracy was a
vibrant young woman who loved to dance; she
leaves behind a husband, Wayne, and three
boys, R.J., Nathan and Alex.

Condolences go out to the family of Christopher
Nern. Chris served the City of Douglas as a
member of the Kalamazoo Harbor Master Plan
Committee, the Tri-Community Planning
Committee, and as Chair of the City of Douglas
Planning Commission.

Congratulations to Councilperson Eric Smith
and wife Ginger on the birth of their second son,
Huxton Leo Smith. Hux was born on January
14, 2011 and big brother Oz was very excited to
greet him!

Welcome to Michigan Tori Keffeler! Tori is the
11-year old niece of Joie Houchin, Saugatuck
Douglas Police Dept. Office Administrator. Joie
was named legal guardian of Tori in February. A
warm welcome is extended to Tori and best
wishes to Aunt Joie.

Douglas DPW needs your help in
keeping the roadways clear. Please
refrain from parking on the street when
snow removal operations are in progress.
Great job during the
big blizzard guys!



The Fire Department
would also appreciate your assistance in
keeping the snow away from any fire
hydrant.

COMMUNITY PRIDE DAY EVENT

The City of Douglas is seeking volunteers to
participate in Community Pride Day on
Monday, May 16th. Douglas Elementary
students and community members will be
invited to participate in planting the Center
Street flower beds this spring. We would
like to hear from you if you are interested in
helping with this beautification project.

