

Description/summary of the Brown County Land Records Database

Beginning in 2013, one minor change was made to the Land Records file exports: Instead of creating separate Access database files for each table, all tables are now included in one single Microsoft Access database. Each table is structured the same as they were in the past.

All tables include records for the entire County.

Assessment in Brown County is handled by the municipalities or the contracted assessor hired by the municipality. Brown County receives limited information from the assessor (generally the land class and assessed values). The County does not receive many of the other commonly-requested assessment data fields such as building characteristics. Please see the last page of this document for a list of assessors working in Brown County and their contact information.

BrownCountyWI_LRSWK402_Standard:

There is a 1:1 relationship between parcel IDs and records in this table; Parcel IDs are unique in this table. This is a flat 'standard' table containing the most commonly-used fields including:

- ParcelID: (parcel identification number) ¹
- Status: (parcel status, where A = 'Active') ¹
- NumPhysAdd: Parcel Physical address number
- StrPhys: Parcel's physical street (as part of the physical address)
- DirPhys: Parcel's physical street directional (N, S, E,W) as part of the physical address
- Location: Parcel's physical address, concatenated from the above
- OwnerLst: Owner's last name
- OwnerFst: Owner's first name
- OwnMail1: Owner's Mailing Address Line 1 (name used for mailing labels)²
- OwnMail2: Owner's mailing address line 2 (used for mailing labels) ²
- OwnMail3: Owner's mailing address line 3 (address the tax bill gets sent to) ²
- OwnMail4: Owner's mailing address line 4 (City, State and Zip Code) ²
- DocID: Document Number³
- Acreage: Size of Parcel, in acres ¹
- TxtAcre: Size of parcel with appropriate units (square feet, acreage, etc depending on size of parcel). Abbreviation "M/L" means "More or Less" (set by county per deed and/or by more accurate information such as CSM, Plat or parcel mapping) ¹
- LandVal: Assessed Value, Land Only ⁴
- ImprVal: Assessed Value, Improvements Only ⁴
- TotVal: Assessed Value, Total (land + improvements) ⁴
- FairMarket: Fair Market Ratio
- SchoolDist: School district Code. See lookup table in this database.
- SanDist: Sanitary District Number
- WoodlandSW: Woodland "switch" (yes or no)
- TIF: Tax Increment Finance district number
- LegalDesc: Legal Description of parcel ¹

1 Determined and/or input by Brown County Property Listing

2 Determined and/or input by Brown County Treasurer

3 Determined and/or input by Brown County Register of Deeds

4 Determined and/or input by Municipality (assessor or other municipal staff)

BrownCountyWI_LRSWK402A_LandClass

There is a One-To-Many (1:M) relationship between parcel IDs and records in this table. An individual parcel may have two or more assessed land classes.

This table generally contains many of the same fields as above, with additional fields relating to assessor Land Classifications.

- LandClass: Assessor Land Class code (as provided by the municipal assessors)
- TaxDist1: Special Tax District 1
- TaxDist2: Special Tax District 2

Please note that Land Class is not “Zoning”. In Wisconsin, agricultural land can be assessed by use value rather than market value (more details on use-value assessment is available on the Wisconsin Dept of Revenue web site).

If you are in need of Zoning information, please contact the local municipality (Brown County does not have comprehensive county zoning).

BrownCountyWI_LRSWK402C_Tax

There is a 1:M relationship between ParcelID and records in this table. The fields within this table include some of the above with additional fields pertaining to tax payments including:

- Tax Year
- DLQSW (Delinquency switch)*
- Gross Tax
- Payment amounts
- General Taxes Due
- Taxes Paid
- Special Taxes due/paid
- Total Tax due
- Payoff Amounts
- interest due/paid
- Penalties
- lottery credits
- tax rates
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*The DLQSW is a delinquency switch where “1” indicates delinquency in payments at a point in time. The switch may stay 1 even after taxes are paid off.

To determine delinquency, you may use this SQL expression, but please verify your results.

DLQSW =1 AND (GENTAXDUE <> GENTAXPD OR SPECTAXDUE <> SPECTAXPD)

BrownCountyWI_LRSWS402D_TaxPayment

- This table includes ParcelID, Tax year, Tax Payment Type, Payment Amount, Payment Date and comments

BrownCountyWI_LRSWS402E_Comment

- This table includes various comments that include some history on the records.

Here is a list of assessors working in Brown County:

Public assessors:

- Allouez Assessor's office: Dennis Bonk 448-2800 x110
- Green Bay assessment office: Russ Schwandt 448-3066
- Suamico assessor's office: Steve Dunks: 434-6522

Private assessors contracting with the other municipalities:

- DePere: Accurate Appraisal, LLC 1-800-770-3927
- Ashwaubenon: Fair Market Assessment, LLC: Mike Denor: 492-2304
- Bellevue (Fair Market Assessments) Mike Denor: 492-2304
- Denmark (Equitable Appraisal Services) 437-3246
- Hobart (Fair Market Assessments) Mike Denor: 492-2304
- Howard (Fair Market Assessments) Mike Denor: 492-2304
- Pulaski (Fair Market Assessments) Mike Denor: 492-2304
- Village of Wrightstown: (Fair Market Assessments) Mike Denor: 492-2304
- Town of Eaton: Bob Taicher 863-6454
- Town of Glenmore: Thomas Kiley, 336-8280
- Town of Green Bay: Bob DeMuth, 468-3081
- Town of Holland: Action Appraisers Associates out of Kaukauna: 920-766-7323
- Town of Humboldt: Bob Taicher, 863-6454
- Town of Lawrence: Associated Appraisers out of Appleton 920-749-1995
- Town of Ledgeview: (Fair Market Assessments) Mike Denor: 492-2304
- Town of Morrison: (Fair Market Assessments) Mike Denor: 492-2304
- Town of New Denmark (Gary Taicher) 863-2913
- Town of Pittsfield: Bob DeMuth, 468-3081
- Town of Rockland, Bob Taicher 863-6454
- Town of Scott: Bob Taicher 863-6454
- Town of Wrightstown (Fair Market Assessments) Mike Denor: 492-2304

Brown County, WI
Parcel ID prefix - Tax District Lookup

AL-	Village of Allouez
B-	Village of Bellevue
1- thru 23- & 6H-	<u>City</u> of Green Bay
D-	Town of Ledgeview (may become a village in 2008)
E-	Town of Eaton
ED-	City of DePere (East side)
GB-	<u>Town</u> of Green Bay
GL-	Town of Glenmore
HB-	Village of Hobart
HL-	Town of Holland
HM-	Town of Humboldt
L-	Town of Lawrence
M-	Town of Morrison
ND-	Town of New Denmark
PI-	Town of Pittsfield
R-	Town of Rockland
SC-	Town of Scott
SU-	Village of Suamico
VA-	Village of Ashwaubenon
VD-	Village of Denmark
VH-	Village of Howard
VP-	Village of Pulaski
VW-	Village of Wrightstown
W-	Town of Wrightstown
WD-	City of DePere (West side)

114 - LAND CLASS CODES

<u>CODE</u>	<u>DESCRIPTION</u>		
A	RESIDENTIAL	160	
B	MERCANTILE	260	
C	MANUFACTURING		
D	AGRICULTURE-TOTAL	460	
E	SWAMP AND WASTE	500	
EC	EXEMPT WASTE TREATMENT		
E1	EXEMPT - FEDERAL	830	
E2	EXEMPT - STATE	840	
E3	EXEMPT - COUNTY	850	
E4	EXEMPT - MUNICIPALITY	870	
E5	EXEMPT - UTILITIES	890	
E6	EXEMPT - PAROCHIAL SCHL/CHURCH		860
E7	EXEMPT - PUBLIC SCHOOLS	900	
E8	EXEMPT - RAILROADS	910	
E9	EXEMPT - MISCELLANEOUS	880	
F	PRODUCTIVE FOREST LANDS	600	
G	OTHER	700	
P3	PRIVATE FOREST CROP		
P5	WOODLAND TAX		
P6	MANAGED FOREST LAND		