



TALBOT COUNTY

Board of Tax Assessors

Ronnie M. Hendricks, Chairman
Daniel B. Coffee, Vice-Chairman
Leticia A. Cook, Member
Lauren A. Harbin, Secretary

MONTHLY MEETING

July 14, 2015

TAX OFFICE ANNEX

4:30pm

AGENDA

1. Call to Order
2. Approval of Minutes
 - A. June 9, 2015
3. Public Comment
4. Old Business
 - A. Aerial Photography Bids (Control Cam, Pictometry, and Sanborn)
 - B. 2014 Appeal waiver and release G. Roger Land and Associates
5. New Business
 - A. Value Report
 - B. Budget Report
 - C. APPEALS
 - D. Homestead Applications
 - E. Personal Property Report
 - F. Reevaluation Bids
 - G. Advertising for Chief Appraiser Position
 - H. Recommendations from MW Consulting
 - I. Conservation Use
 - i. Applications
 - ii. Releases
 - J. Forest Land Protection Act
 - i. Applications

TALBOT COUNTY BOARD OF TAX ASSESSORS
38 South Jefferson Ave • PO BOX 337
Talbotton, Georgia 31827

ii. Releases

K. Members Matters

L. Travel Request

M. Executive Session

a. Personnel Issues

N. Announcements

i. Next scheduled meeting is on Tuesday August 4 , 2015

O. ` Adjournment



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**38 South Jefferson Ave
PO BOX 337
Talbotton, GA 31827
(706) 665-3377**

Board of Assessors Called Meeting Minutes July 14, 2015

1. MEETING CALLED TO ORDER BY THE BOARD OF TAX ASSESSORS

The meeting was called to order by Chairman Ronnie M. Hendricks at 4:35 at the Tax Annex. A quorum was present including the following: Ronnie M. Hendricks, Daniel B. Coffee, Leticia A. Cook and Lauren A. Harbin, Secretary.

2. Approval of June 9th 2015 minutes

A motion was made by Vice Chairman Coffee to approve the minutes from June 9th as presented, Ms. Cook seconded the motion, Chairman Hendricks agreed, there was no discussion the motion carried 3-0-0.

3. Public Comment- NONE

4. Old Business

a. Aerial Photography bids from Pictometry, Control Cam, and Sanborn were presented to the board by Mrs. Harbin. The Board stated they would review the proposals and revisit the issue at the next monthly meeting. The proposals from Pictometry, Control Cam, and Sanborn are attached and hereby made a part of these minutes.

b. Mrs. Harbin presented the Board with the 2014 Appeal waiver from G. Roger Land and Associates for the Alexander Brothers and Timberlands II tracts that were under appeal for 2014. The Board agreed that the \$800 per acre value that was placed on these parcels by the Board of Equalization in 2012 should have held for 3 years, so the Fair Market values on all parcels were reduced for 2014 to the value set by the BOE.

5. New Business

A. Mrs. Harbin presented the Board with the most updated running copy of the 2015 value report. The value report is attached and made a part of these minutes.

B. Mrs. Harbin provided the Board with the most recent budget report from the County Commissioners office through May of 2015.

C. Appeals

i. Mrs. Harbin presented the Board with the Buffington appeal on their home value the Board was in agreement that the value should be reduced to meet the appraisal that was done by West Central Georgia appraisals and the Error and Release form was signed to forward to the Tax Commissioners office to edit the bill.

ii. Mrs. Harbin presented the Board with the appeal waiver for Brown Brothers Sand Company concerning personal property. An agreement was reached between the consultants and the accountant for Brown Brothers and therefore Brown Brothers waived their right to appeal and agreed on the settled value. The Board concurred with the agreement reached and signed the appeal waiver.

iii. Mrs. Harbin presented the Board with an error and release form for the Loranzo Holmes mobile home only account. Mr. Holmes had bills from 2012-2015 for a mobile home only and garbage service that was not used. The mobile home was torn down at the end of 2011 and was not removed from the digest. The Board agreed to release the bill. The form was signed and it was indicated that Mrs. Harbin should forward that to the Tax Commissioner to correct the bills.

iv. Vice-Chairman Coffee made a motion to approve all waivers and releases and forward all unresolved appeals to the Board of Equalization on or around August 1, 2015. Ms. Cook seconded the motion, and Chairman Hendricks was in agreement. Ms. Bishop from the Tax Commissioners office expressed concern as to whether these values were applied prior to the Tax Assessors office turning their records over to the Tax Commissioner, Mrs. Harbin stated that copies of the error and release forms and the waivers would be given the Tax Commissioners office once the documents were executed by the Board of Assessors, the motion carried 3-0-0.

D. Homestead Applications

Thomas C. Fuller OAKM-09-06

Ella & Willie Mathis 005-003-75-G

Bonnie Jean Hudson 007-081-20

Shanadia Warrioer 005-15725-47

A motion was made by Chairman Hendricks to approve the Homestead applications and Ms. Cook seconded the motion. Vice-Chairman Coffee agreed, Ms. Bishop from the Tax Commissioners office expressed concern as to whether these exemptions were applied prior to the Tax Assessors office turning their records over to the Tax Commissioner, Mrs. Harbin stated that all homestead exemptions were applied prior to the exchange of

records and Chairman Hendricks noted to Ms. Bishop that her inquiry had no bearing on the motion passing, the motion carried 3-0-0.

E. Personal Property Report- Tabled

F. Reevaluation Bids

Mrs. Harbin presented the Board with 3 bids for the 2016 County wide re evaluation. The bids were from GMass, Technical Appraisal Services, and M & W Consulting. These proposals are hereby made a part of these minutes. The Board agreed to review the proposals and revisit this issue at the next monthly meeting. Chairman Hendricks indicated that Mrs. Harbin should address the issue with the Board of Commissioners to make sure that budget funds would be available.

G. Advertising for Chief Appraiser Position

Vice-Chairman Coffee asked that this be discussed during executive session.

H. Recommendations from MW Consulting

The reports from MW Consulting on the marine personal property, mobile homes, and the need for a county wide reevaluation were discussed.

I. Conservation Use

i. Mrs. Harbin presented the Board with applications for Conservation Use for parcels 007-075-20, 007-075-20A, 005-011-08, 007-071-07B, 007-071-07A, 007-057-02, 007-071-01, 007-156-11-04. A motion was made by Vice Chairman Coffee to approve the applications as presented, Ms. Cook seconded the motion, Chairman Hendricks agreed, there was no further discussion the motion carried 3-0-0.

ii. None

J. Forest Land Protection Act

i. None

ii. None

K. Member Matters

Vice Chairman Coffee informed the Board of the issues that were addressed the previous night at the Board of Commissioners meeting. He also confirmed that he did have a conflict for the second Tuesday in August and the Board was in agreement that the August meeting would be held on August 4, 2015 so that Vice-Chairman Coffee would be free to attend. Vice-Chairman Coffee also asked if Mrs. Harbin would please check into GAAO membership for himself and Chairman Hendricks, Ms. Cook indicated that she was a member.

L. Travel Requests

Mrs. Harbin requested that she be able to attend the WinGap Conference in Savannah, GA September 23-25. She also requested that Quentin Leonard be approved to travel to Atlanta for Course 1 and Course 1A in August. Chairman Hendricks made a motion to approve the travel

requests and Ms. Cook seconded the motion, Vice-Chairman Coffee was in agreement and there was no further discussion, the motion carried 3-0-0.

M. At 6:05pm Vice-Chairman Coffee made a motion to go into executive session to discuss personnel matters, Chairman Hendricks seconded the motion, Ms. Cook agreed, there was no further discussion the Board went into executive session. At 7:35pm the Board returned from executive session. Personnel matters were discussed and no motions were made.

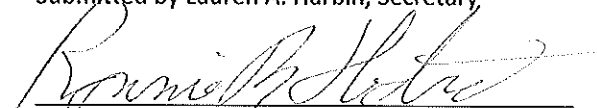
N. Announcements

- i. Next scheduled meeting is on August 4, 2015


O. Adjournment

Ms. Cook made a motion to adjourn and Vice-Chairman Coffee seconded the motion, there was no further business. So Carried meeting adjourned at 7:45 pm. The vote passed 3-0-0.

Submitted by Lauren A. Harbin, Secretary


Ronnie M. Hendricks, Chairman


Daniel B. Coffee, Vice-Chairman


Leticia A. Cook, Member