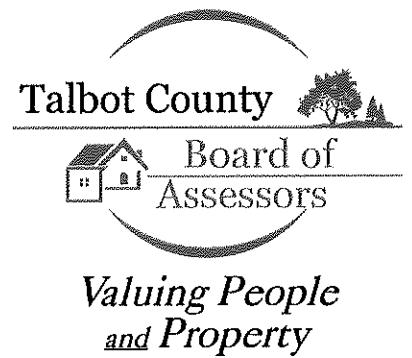




11 N. Jefferson Ave.  
PO BOX 337  
Talbotton, GA 31827



MONTHLY MEETING

October 15, 2024

2:00 pm


AGENDA

1. Call to Order
2. Approve Agenda, and any additions
3. Approval of Minutes September 17, 2024
4. Old Business
  - A. 2025 Budget
5. New Business
  - A. Public Agenda Application – Thomas Shumaker ie:property values
  - B. Budget Update
  - C. 2025 Homestead Applications
  - D. Error and Releases
  - E. Appeal Update
  - F. Chief Appraiser Update
  - G. Members Matters
  - H. Announcements
    - i. Next scheduled monthly meeting is tentatively November\_\_\_\_, 2024 at \_\_\_\_\_.
  - I. Adjournment

Phone: 706.665.3377  
Fax: 706.665.9158  
E-mail: [office@talbotgabo.org](mailto:office@talbotgabo.org)

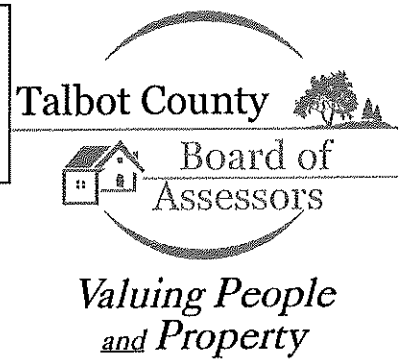
[www.qpublic.net/ga/talbot](http://www.qpublic.net/ga/talbot)





11 N. Jefferson Ave.  
PO BOX 337  
Talbotton, GA 31827

Daniel B. Coffee, Chairman  
Sandra N. Higginbotham, Member  
Bryan Watson, Member  
Lauren A. Harbin, Secretary



Board of Assessors  
Monthly Meeting Minutes  
October 15, 2024

1. The meeting was called to order by Chairman Coffee at 1:59pm at the Tax Assessors Office. A quorum was present including the following: Daniel B. Coffee, Sandra N. Higginbotham, Bryan Watson, and Lauren A. Harbin, Secretary.
2. Chairman Coffee noted that he would like to change the order of the agenda to have the public appearance prior to any other business. Mr. Watson made the motion to approve the agenda with the order change. Vice-Chair Higginbotham seconded the motion. The motion passed unanimously.
3. Vice-Chair Higginbotham made a motion to approve the September 17, 2024, minutes as presented. Mr. Watson seconded the motion. The motion passed unanimously.

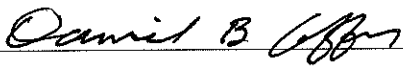
Public Appearance- Thomas Shumaker addressed the Board with concerns about his property values. He stated that he did not receive his Notice of Assessment and was shocked when he received the tax bill. He is a disabled veteran and was not expecting the amount of his bill, due to him only owing the garbage portion last year. He also stated that he had filed a formal complaint with the Attorney General alleging disparate treatment among taxpayers. Chairman Coffee explained that a reevaluation was done, due to the continued upward trend in market values. He also explained that in 2023 the Governor granted a Homestead Tax Relief credit on each homesteaded property tax bill, that was no longer reflected this year. The Board also encouraged Mr. Shumaker to meet with the office staff to review his property record for accuracy. Chairman Coffee reminded him that the time for appeal had passed, but that he could file and appeal next year. Mrs. Harbin also indicated that he should file a return between January 1 and April 1 of the upcoming year, and that if he had a current fee appraisal that he should include that as well. In addition, the Board requested Mr. Shumaker provide them with a copy of any correspondence related to his complaint.

4. In old business the 2025 budget was approved. A raise of 4% was given to all county employees, the proposed promotion for Janet and other salary adjustments were not granted, otherwise it was approved as presented.
5. New Business
  - A. Public appearances- see above

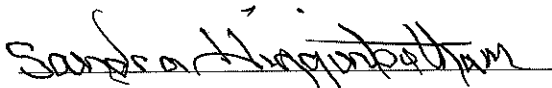
- B. Mrs. Harbin presented the Board with a copy of the budget through August of 2024. There is enough money in the budget to finish the fiscal year with no shortfalls. The new budget is in effect and the spending freeze has been lifted.
- C. Homestead applications for 2025 were presented to the Board with the recommendation to approve. Vice-Chair Higginbotham made a motion to approve as recommended. Mr. Watson seconded the motion. The motion passed 2-0-0. A listing of approved applications will be made a motion of these minutes.
- D. Mrs. Harbin presented the Board with the error and releases for this past month. Vice-Chair Higginbotham made the motion to approve as presented, and Mr. Watson offered the seconded. There was no further discussion. The motion passed unanimously. A listing of these will be made a portion of the minutes.
- E. In the appeal update Mrs. Harbin provided the Board with an update on the BOE hearings from October 9. Five appeals were heard and the BOE upheld values from the BOA. Numerous appellants have withdrawn their appeals, so there are currently 32 appeals remaining, with 18 of those being Timberlands II properties.
- F. In the Chief appraisers update Mrs. Harbin informed the Board that she will be having surgery in November. She also indicated that the notice of office closure had been advertised in the Talbotton New Era for training the first week of November.
- G. In members matters the Chairman Coffee asked Mr. Harbin to look over the end of the year schedule to make sure that everything progressed as necessary during her absence. Mr. Watson noted that he would be at training January 6-10, 2025.
- H. The next scheduled monthly meeting is tentatively set for November 19 at 2pm, December 17 at 2pm and January 3<sup>rd</sup> at 2pm.
- I. A motion to adjourn was made by Vice-Chair Higginbotham at 3:06 Mr. Watson seconded the motion. The motion passed unanimously.

Members remained to sign paperwork for approximately 5 minutes.

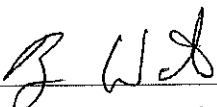
Submitted by Lauren A. Harbin, Secretary



Daniel B. Coffee, Chairman



Sandra N. Higginbotham, Vice-Chair



Bryan Watson, Member