



**Hall County Board of Tax Assessors
Meeting Minutes
Hall County Government Center Building
March 6, 2019
4:00 PM**

- A. MEETING CALLED TO ORDER**
- B. MINUTES FROM JANUARY 20, 2019 MEETING**
- C. EXEMPT APPLICATION - BECKEL**
- C. NOD'S & RELEASES**
- D. CONSERVATION USE**
- E. 2018 APPEALS**
- F. 2019 UPDATE**
- G. MARCH 20TH MEETING - RESCHEDULE**
- H. FY2020 BUDGET**
- I. POLICY & PROCEDURES**
- J. LANIER VILLAGE ESTATES**
- K. MARINAS**
- L. GOVERNMENT SCHOLARS ACADEMY**
- M. ATTORNEY FEES**
- N. ASSESSOR TRAINING CERTIFICATION**
- O. WINGAP EXECUTIVE BOARD MEETING**
- P. QUESTIONS OR COMMENTS FROM THE BOARD**
- Q. ADJOURN**

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Assessors Present: Ron House, Berlinda Lipscomb, Seth Seagraves, Randy Smith and Ann Hood.

Others Present: Chief Appraiser Steve Watson, Deputy Chief Appraiser Kelly McCormick, Administrative Services Manager Janene Smith with Janene Smith serving as Secretary to the Board of Tax Assessors.

Meeting called to order by Chairman Ron House at 4:00 p.m. in the HR Training Room, 2nd Floor, Hall County Government Center Building, 2875 Browns Bridge Road, Gainesville, GA 30504.

5 of 5 Board members present for the meeting.

1. Approval of Minutes of Last Meeting

Motion to accept and approve the minutes as presented was made by Mr. Smith and Ms. Hood seconded the motion. Vote: 5-0. Approved.

2. Approval/Additions/Deletions to Agenda: Add 7g – Attorney Fees

Motion to approve the agenda as amended was made by Ms. Lipscomb and Mr. Smith seconded the motion. Vote: 5-0. Approved.

3. Administrative

a. Exempt Application:

- The Board was presented with an exempt application on #8-111-1-2 in the name of Beckel, Inc.
- The owners were present at the meeting to answer any questions that the Board had concerning the use of the property. This property is used for housing for adults with developmental disabilities.

Motion to approve the exempt application on #8-111-1-2 was made by Ms. Hood and Ms. Lipscomb seconded the motion. Vote: 5-0. Approved.

b. NOD's & Releases:

- The Board was presented with the current list of NOD's & Releases for Real and Personal Property.
- The Board was presented with the current list of Releases for Motor Vehicles.
- The Board was presented with the current list of Appeal Waivers.

Motion to approve the current list of NOD's & Releases for Real and Personal Property and Motor Vehicles and in the same motion to approve the current list of Appeal Waivers was made by Mr. Seagraves and Ms. Hood seconded the motion. Vote: 5-0. Approved.

- The Board was presented with the current list of Personal Property notices to be mailed.

Motion to approve the current list of Personal Property notices to be mailed was made by Mr. Seagraves and Ms. Lipscomb seconded the motion. Vote: 5-0. Approved.

c. Conservation Use:

- The Board was presented with a potential breach on #12-149-17. The owner is wanting to cut out some acreage and the Board agreed to make sure the staff advised the property owner that this action will probably cause this covenant not to qualify when it is time for them to renew.

- The Board was presented with a list of new/renewal covenants that the staff is recommending approval.

Motion to approve the list of staff recommended new/renewal covenants was made by Mr. Smith and Mr. Seagraves seconded the motion. Vote: 5-0. Approved.

- The Board was presented with a list of mid-year change covenants of staff recommended approvals.

Motion to approve the list of mid-year changes by Mr. Smith and Ms. Hood seconded the motion. Vote: 5-0. Approved.

- The Board was presented with a renewal application that the owners would like to withdraw.

Motion to approve the covenant application withdraw was made by Mr. House and Mr. Smith seconded the motion. Vote: 5-0. Approved.

- The Board was presented with a list of covenants choosing not to renew.

Motion to approve the list of covenants choosing not to renew was made by Ms. Lipscomb and Mr. Smith seconded the motion. Vote: 5-0. Approved.

- The Board was presented with a covenant, #15-38A-1, found to be operating a business on the property which is not allowed under conservation use.

Motion to approve sending intent to breach letter on #15-38A-1 was made by Mr. House and Mr. Seagraves seconded the motion. Vote: 5-0. Approved.

- The Board was presented with a list of potential breaches due to the death of the owners.

Motion to approve sending intent to breach letter with no penalty was made by Mr. Smith and Ms. Hood seconded the motion. Vote: 5-0. Approved.

4. Real/Personal Property Appraisal

a. 2018 Appeals:

- The Board was given an update on the recent settlement conferences.
- The Board was presented with a list of appeals to be forwarded to the Board of Equalization.

Motion to approve list of appeals to be forwarded to the Board of Equalization was made by Mr. Seagraves and Mr. Smith seconded the motion. Vote: 5-0. Approved.

b. 2019 Update:

- Ms. Smith gave the Board some statistics on the number of deeds and new subdivisions worked for 2019.
- Mr. McCormick gave the Board the current sales ratios for 2019.
- The Board was presented with the changes made to the residential cost tables for 2019.

Motion to approve the changes to the residential cost tables was made by Mr. Seagraves and Ms. Lipscomb seconded the motion. Vote: 5-0. Approved.

- Mr. Knight gave the Board an update on some of the Commercial areas being changed for 2019.
- Mr. Watson gave the Board the current growth numbers for 2019.

5. Chief Appraisers Report

a. March 20th Meeting – Reschedule:

- The Board agreed to change the March 20th meeting to March 27th.

b. FY2020 Budget:

- Mr. Watson did a presentation concerning the FY2020 budget.

c. Policy & Procedure:

- The Board was informed that the staff was still working on updating this.

d. Lanier Village Estates:

- Mr. Watson informed the Board that there was nothing new to report.

e. Marinas:

- Mr. Watson informed the Board that he was still waiting on information from the owners.

f. Government Scholars Academy:

- The Board was informed that Mr. Watson did a presentation for this on Tuesday, March 5, 2019.

g. Attorney Fees:

- The Board reviewed the current attorney bill from Stewart, Melvin & Frost.

5. Other Business

a. Assessor Training Certification:

- The Board was reminded which Board members would be in school next week.

c. WinGap Executive Board Meeting:

- The Board was given a report on the WinGap Executive Board Meeting held this week.

6. Assessor Comments

- None at this time.

7. Adjourn

- The meeting adjourned at 6:42 p.m.

In order to speak at a board meeting or to get an item on the board's agenda, contact Steve Watson, Chief Appraiser at 770-531-6733.

*****Handouts and documents presented to the Board of Assessors for consideration and that are not included herein are available upon request for review or copied at a nominal cost per copy. For further information, please contact Administrative Services Manager Janene Smith at 770-531-6739 or jasmith4@hallcounty.org.**

A handwritten signature in blue ink, appearing to read "Ron House".

Ron House, Chairman

A handwritten signature in blue ink, appearing to read "Janene Smith".

Janene Smith, Recording Secretary