Hart County Board of Assessors

P.O. Box 810

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Board Members:

JerryHanneken, Chairman

Bill Myers, Vice chairman

David Thompson

James Faulkner

Fran Uteg

The Hart County Board of Assessors met Wednesday, March 29, 2017 for a regularly scheduled meeting at the Hart County Appraisal Department. Those in attendance were Board of Assessor members Jerry Hanneken, Chairman, Bill Myers, James Faulkner, Fran Uteg, David Thompson, Wayne Patrick, Chief Appraiser, Missy Dove and Nikki Graham were present for the office staff. Dottie Williams and Walter Gordon were also in attendance.

Missy Dove took minutes for the meeting.

Mr. Hanneken called the meeting to order at 9:00 a.m.

Mr. Myers opened the meeting with a prayer.

Mr. Hanneken requested a motion to accept the minutes of the February 21, 2017 meeting as amended. Motion was made by Mr. Faulkner. Mr. Myers seconded, and the motion passed 5-0.

Mr. Patrick presented 5 automobile appeals to the Board for consideration. Upon correction of a year model, motion was made by Mr. Myers to accept the staff’s recommendation. Mr. Faulkner seconded, and motion passed 5-0.

Ms. Dove presented a list of Conservation Use applications for approval. Motion was made by Mr. Uteg to approve the list of 33 applications for conservation use, Mr. Faulkner seconded the motion, and motion passed 5-0.

Mr. Patrick and Mrs. Dove discussed parcel I56J-004, which has breached the conservation use covenant due to a sale. The new property owners have no intentions of continuing the conservation use program as the property will be changing to a non-qualified use. A summary and presentation along with conclusion for the breach with be presented at the next regularly scheduled board meeting.

Mr. Patrick will present a preliminary budget and discuss the mailing of the notice of assessments at the upcoming work session on April 10th.

Mr. Gordon arrived at 9:20 to give an update on the status of the recommendations set by the peer review report. All recommendations have been addressed.

During the Chief Appraiser’s report, Mr. Patrick briefly discussed that he had considered updating the 25 acre large tract break point, however, after reviewing current sales ratios it has been determined that it is not necessary to make that change at this time. It is Mr. Patrick’s recommendation to leave the schedule at the current 25 acre break point for the large rural land schedule.

Mr. Patrick presented the accessibility map along with the transitional map, both documents have previously been approved. Mr. Patrick followed those map with the accessibility/transition definition document that supported those maps presented. Mr. Patrick noted that the current sales ratios still support both maps. Motion was made by Mr. Myers to approve the Accessibility/Transition Definitions document as presented. Mr. Thompson seconded the motion, and motion passed 5-0.

Mr. Patrick’s monthly report is attached to the minutes along with a copy of the approved Accessibility/Transition Definitions is attached to these minutes.

In the assessor’s reports Mr. Hanneken presented a proposed draft to the policies and procedures manual concerning Appeals and asked the Board to review for a future approval. Also, on March 15th Mr. Thompson and Mr. Hanneken received a general briefing from Wayne Patrick and Shane Hix on the triennial review of commercial and industrial properties. The half-day session included a field visit to Line Weimann, a new Dollar General and a medical office. Also, on March 15th Mr. Hanneken did a random audit of a sample of city parcel that had been physically reviewed and no problems were found. Mr. Uteg and Mr. Faulkner recently completed Course I: Certification for Assessors, both agreeing that the class was a great learning experience. Also, the Department of Revenue has granted the 40 hours of continuing education to those who attended the IAAO Course 400: Assessment Administration class.

There being no new business, or old business, Mr. Hanneken requested a motion to adjourn the public meeting at 10:24 a.m. and enter into executive session. Motion was made by Mr. Faulkner. Mr. Uteg seconded, and the motion passed 5-0.

Mr. Uteg was not present for executive session.

With no votes being taken, Mr. Hanneken requested a motion to adjourn executive session at 10:48 a.m. Motion was made by Mr. Uteg, Mr. Myers seconded, the motion passed 4-0.

The meeting adjourned at 10:48 a.m.

Jerry Hanneken, Chairman Bill Myers, Vice Chairman

David Thompson James Faulkner

Fran Uteg

\* Documents are attached to the original minutes in the Tax Assessors Office.