

**CHATTOOGA COUNTY
BOARD OF TAX ASSESSORS**

**Chattooga County
Board of Tax Assessors
March 19, 2025**

Attending:

**Doug L. Wilson, Chairman - Present
John Bailey, Vice Chairman – Present
Betty Brady – Present
Matthew Kinnamont – Present
Nancy Edgeman – Present
Crystal Brady – Present**

Meeting was called to order at 9:00am

APPOINTMENTS:

OLD BUSINESS:

I. BOA Minutes:

Meeting Minutes for March 5, 2025 & No Meeting March 12, 2025

BOA reviewed, approved, & signed

II. BOA/Employee:

a. Time Sheets

BOA reviewed, approved, & signed

b. Emails:

1. Weekly Work Summary

BOA acknowledged receiving

III. BOE Report: Nancy Edgeman to update the Board.

Total 2023 Real & Personal Certified to Board of Equalization – 1441

Withdrawn - 175

Cases Settled – 1267

Hearings Scheduled – 0

Pending cases – 0

Superior Court – 6

Conferences Scheduled – 0

Confirmed to SC – 6

Total 2024 Real & Personal Certified to Board of Equalization – 198

Withdrawn – 18

Cases Settled – 180

Hearings Scheduled – 0

Pending Cases – 0

Superior Court – 2

Conferences Scheduled –

Confirmed to SC – 2

IV. Time Line: Nancy Edgeman to discuss updates with the Board.
The office is working towards the 2025 digest.

NEW BUSINESS:

V. APPEALS:

Mobile Home appeals taken: 10
Total appeals reviewed by the BOA: 6
Pending appeals: 4
Closed: 6
Certified to the BOE: 1

Weekly updates and daily status kept for the 2025 appeal log by Crystal Brady.
Requesting BOA acknowledge

VI: COVENANTS

NAME	MAP & PARCEL	ACRES	CUVA ACRES	TYPE
ASH, RICHARD	41-124-A	27.79	25.79	NEW
CHARLES, RANDY	30-54	12.12	12.12	NEW
CHARLES, RANDY & WOODURM, PAM	30-60-A	35.31	33.31	CONTINUATION
DUNCAN, CHRIS & MELISSA	46-38-L17	9.63	9.63	NEW
GOLDTHORP, ZANE	18-38-A	20.7	18.7	RENEWAL
JDH CATTLE COMPANY LLC	25-13-D	66.92	66.92	CONTINUATION
JDH CATTLE COMPANY LLC	36-1	61.75	59.75	CONTINUATION
JDH CATTLE COMPANY LLC	36-8	27.3	27.3	CONTINUATION
KLING, THOMAS	8-47-A	70.42	70.42	RENEWAL
LANIER, BRYAN & DONNA	26-1-X	139.11	137.11	RENEWAL
ROGERS, MICHAEL & SONJA	68-130-B	67.56	65.56	RENEWAL
WIGGINS, WILLIAM IV & KRISTAN	57-18	32.22	30.22	NEW
WOOD, JOSEPH & REBECCA	29-3	48	44	NEW

Requesting approval for covenants listed above:

Reviewer: Crystal Brady

Motion to approve covenants listed above:

Motion: John Bailey

Second: Betty Brady

Vote: All who were present voted in favor

VII: MISCELLANEOUS

a. Property Owners: Agnew, John

Map & Parcel: 58-68

Tax Year: 2025

Contention: Application submitted for new covenant on 13.80 acres.

Determination:

1. This property was a 13.80-acre tract with a house.
2. The covenant was approved on February 26, 2025.

3. While entering the covenant in WinGAP, Jesse discovered that the acreage was incorrect and is actually only 7.14 acres which does not qualify for the covenant.
4. Also, based on deed research, there are restrictions in the deed that specify residential use only.
5. On March 18, 2025, Jesse spoke with Mr. Agnew regarding the acreage discrepancy and he agreed that the acreage was accurate at 7.14 acres. Mr. Agnew was issued a refund of his covenant application fee.

Recommendation: Based on the information presented, I recommend denial of this covenant due to acreage amount and deed restrictions.

Reviewer: Crystal Brady

Motion to approve recommendation:

Motion: Betty Brady

Second: John Bailey

Vote: All who were present voted in favor

b. Parker appeal

BOA discussed Mr. Parker's superior court appeal.

c. Budget

BOA discussed itemizing the budget.

VIII: INVOICES

a. GMASS – Inv# 2750 / Amount \$13,194.44 / Due upon receipt

BOA approved to pay.

BOA discussed active superior court appeals and if the new county attorney should take over the cases.

Mr. Wilson discussed a meeting he and Mr. Bailey attended last Friday with the county commissioner, county attorney, and county clerk.

BOA discussed a possible meeting with the BOE.

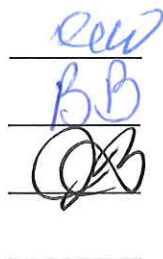
Meeting Adjourned at 10:40am

Doug L. Wilson, Chairman

Betty Brady

John Bailey, Vice Chairman

Matthew Kinnamont



Chattooga County
Board of Assessors Meeting
March 19, 2025