

MINUTES

Spalding County Board of Assessors – Regular Session Tax
119 East Solomon Street, Water Authority Meeting Room, Griffin, GA
30223
MAY 14, 2024 – 9:00AM

A. CALL TO ORDER

PLEASE SILENCE YOUR CELL PHONES AND ALL OTHER ELECTRONIC DEVICES.
The Spalding County Board of Assessors regular scheduled meeting was held on May 14, 2024 at 9:00AM in the Courthouse Annex Meeting Room. The meeting was called to order by Chairman Johnie McDaniel, with Vice Chairman Byron Pearce and Board Member Joe Bailey attending. Others present include Chief Appraiser Robby Williams, and Board Secretary Peggy Terry.

B. CITIZENS COMMENT

Speakers must sign up prior to the meeting and provide their names, addresses and the topic they wish to discuss. Speakers must direct your remarks to the Board and not to individual Member or to the audience. Personal disagreements with individual Members or County employees are not a matter of public concern and personal attacks will not be tolerated. The Chairman has the right to limit your comments in the interest of disposing of the County's business in an efficient and respectable manner.

Speakers will be allotted three (3) minutes to speak on their chosen topics as they relate to matters pertinent to the jurisdiction of the Board of Tax Assessors. No questions will be asked by any of the members during citizen comments. Outbursts from the audience will not be tolerated. Common courtesy and civility are expected at all times during the meeting. No speaker will be permitted to speak more than three (3) minutes or more than once, unless the Board votes to suspend this rule.

None.

C. MINUTES

1. Consider the approval of the minutes of the April 9, 2024, regular meeting.

Motion by Member Bailey to approve the minutes of the April 9, 2024, regular meeting, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0.

*Motion by Chairman McDaniel to move LIEU Ventures LLC, LT Management Properties LLC and SOD Ventures LLC from Consent Agenda to New Business.
Member Bailey seconded and was carried unanimously 3-0.*

D. CONSENT AGENDA

1. Consider the approval of 2024 applications for Disabled Veteran homestead exemption. (S5):

SEE ATTACHED LIST

2. Consider the approval of a new request for non-disclosure of public information.
3. Consider the approval of the new applications for Conservation Use Valuation Assessment (CUVA):

SEE ATTACHED LIST-2024-CUVA-NEW APPLICATIONS

4. Consider the approval of continuation application for Conservation Use Valuation Assessments. (CUVA):

SEE THE ATTACHED LIST-2024 CUVA-CONTINUATION APPLICATIONS

5. Consider the approval of renewal applications for Conservation Use Valuation Assessment. (CUVA):

SEE ATTACHED LIST-CUVA-RENEWAL APPLICATIONS

Motion by Vice Chairman Pearce to approve the Consent Agenda, motion was seconded by Member Bailey and carried unanimously 3-0.

E. NEW BUSINESS

1. Consider the approval of a new application for Conservation Use Valuation Assessment (CUVA):
LIEU VENTURES LLC
260-05-036, 101.9 ACRES

Chairman McDaniel discussed what the LLC'S Charter's objective was and that it did not meet the use that was chosen.

Motion by Vice Chairman Pearce deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

2. Consider the approval of a new application for Conservation Use Valuation Assessment (CUVA):
LT MANAGEMENT PROPERTIE LLC
243-03-001, 81.25 ACRES

Chairman McDaniel asked about the ownership, that the percentage of use stated on the application did not add up and that the Articles of Incorporation were not submitted.

Motion by Vise Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

3. Consider the approval of a new application for Conservation Use Valuation Assessment (CUVA):
SOD VENTURES LLC
256-01-007, 199.1

Chairman McDaniel stated that the use that was chosen did not match up with the property.

Motion by Vise Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

4. Consider the application for exempt status on the following parcels.

WELLSTAR REGIONAL HOSPITAL INC
031-02-053A

Chief Appraiser Williams stated that the information submitted was the same as what was used for the hospital.

Motion by Member Bailey to table item, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0.

THE 5181 FOUNDATION CORP
007-03-004

Chief Appraiser Williams explained what the corporation does and that it is Federally approved.

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Motion by Member Bailey to approve exempt status, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0.

THE 5181 FOUNDATION CORP
012-22-001

Motion by Member Bailey to approve exempt status, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0.

5. Consider the approval of a renewal application late file for Conservation Use Valuation Assessment (CUVA):

WILLIAM LARRY BOWLIN
274-01-003, 200.5 ACRES

Chief Appraiser Williams explained that the application was not mailed, that it was hand delivered.

Motion by Vice Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

6. Consider the approval of new applications for Conservation Use Valuation Assessment (CUVA): under 15 acres

1. BEAL, JOSEPH & SHELLY
227B-01-007 15 AC

Chairman McDaniel stated that the use chosen was not met and, they put 100 percent of the property was devoted to the use when there was a house on the property.

Motion by Vice Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

2. BROWN, BARRY & MICHELLE
213-02-013 11.2 AC

Member Bailey stated that a house was being built on the property and that would bring the acreage below 10.

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Motion by Member Bailey to deny CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

3. CAGLE, TIM
255-01-058 13.76 AC

Chairman McDaniel talked about the use chosen did not match up with the aerial pictures.

Motion by Member Bailey to deny CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

4. FUTCH, DAVID
283-01-006 14.15 AC

Chairman McDaniel stated that the use chosen did not match with aerial pictures.

Motion by Vice Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

5. GOMEZ, ISMAEL & LILLIAN MILLS
220-01-001 14.6

Chairman McDaniel talked about how the use chosen was not met by the photographs.

Motion by Member Bailey to deny CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

6. HOWARTH, GLENN & ANNE
240-01-050 7.63 AC
249-01-049 7.18 AC

Motion by Vice Chairman Pearce to consider as one tract, seconded by Member Bailey and carried unanimously 3-0

Motion by Member Bailey to approve CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

7. LEATHAM, TRACIE & PAUL
228C-01-003 6.14 AC

228C-01-004 5.21 AC
228C-01-005 5.17 AC

Motion by Vice Chairman Pearce to consider as one tract, seconded by Member Bailey and carried unanimously 3-0

Motion by Member Bailey to approve CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

8. LYNN, GARY & MELANIE
270-01-094 3.15 AC
270-01-095 3.50 AC
270-01-096 3.12 AC
270-01-097 3.59 AC

Motion by Vice Chairman Pearce to consider as one tract, seconded by Member Bailey and carried unanimously 3-0

Motion by Vice Chairman Pearce to approve CUVA, motion was seconded by Member Bailey and carried unanimously 3-0

9. MARTINEZ, ROJAS AZIEL
218-01-003 11.24

Discussion about the property not meeting 10 acres due to house.

Motion by Member Bailey to deny CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

10. MOSES, MICHAEL & KENNETH HARTUNG
258-01-055 10.70 AC

Discussion about the property not meeting 10 acres due to house.

Motion by Vice Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

11. THOMPSON, ROBERT
222-01-034D 10.17 AC

Discussion about the property not meeting 10 acres due to house.

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Motion by Vice Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

12. SANDERS, DONNELL & SHELISA
210-01-020C 12.16 AC

Discussion on use chosen being non qualifying.

Motion by Member Bailey to deny CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

7. Consider the approval for renewal applications for Conservation Use Valuation Assessment (CUVA): under 15 acres

1. JUAREZ, LEOBARDA & VELLA
275-01-004 14.09 AC

Discussion of property and the possibility of storing hay.

Motion by Member Bailey to approve CUVA, motion was seconded by Chairman McDaniel and carried unanimously 3-0.

2. MERRITT, CHARLES & LINDA
234-04-020C 15.98 AC

Discussion of use chosen and that there did not appear to be any crops.

Motion by Vice Chairman Pearce to deny CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

3. MOBLEY, ALAN
242-01-001B 14.38 AC

Motion by Vice Chairman Pearce to approve CUVA, motion was seconded by Member Bailey and carried unanimously 3-0.

4. PATILLO, MARK
241-04-040 4.8 AC
245-03-003A 5.15 AC
254-03-003B 2.59 AC

Motion by Member Bailey to consider as one tract, seconded by Chairman McDaniel and carried unanimously 3-0

Motion by Member Bailey to approve CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

5. SHELLNUTT, MICHAEL & DONNA
201-01-007C 11.2 AC

Discussion of the property not having enough acreage after the two acres are taken off for the house.

Motion by Member Bailey to deny CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

6. SCOGGIN, BRIAN & IVY
234-03-004E 15.61 AC

Motion by Member Bailey to approve CUVA, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

7. PEREZ, MARLENE
258-01-004C 15.76 AC

Motion by Vice Chairman Pearce to approve CUVA, motion was seconded by Member Bailey and carried 2-1.

8. Consider the approval of the 2024 Freeport accounts received as of April 1, 2024.

Motion by Vice Chairman Pearce to approve, motion was seconded by Member Bailey and carried unanimously 3-0.

9. Consider the approval of the 2024 Real and Personal Abatement Percentages.

Motion by Vice Chairman Pearce to approve, motion was seconded by Member Bailey and carried unanimously 3-0.

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10. Consider the approval of the 2024 Abatement Accounts that have school tax due on the abated portion value.

Motion by Member Bailey to approve, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

11. Consider the approval of the 2024 Street Light Assessments.

Motion by Vice Chairman Pearce to approve, motion was seconded by Member Bailey and carried unanimously 3-0.

12. Consider the approval of the 2024 Timber Harvest Report.

Motion by Vice Chairman Pearce to approve, motion was seconded by Member Bailey and carried unanimously 3-0.

13. Consider the approval of the 2024 Heavy Equipment Report.

Motion by Member Bailey to approve, motion was seconded by Vice Chairman Pearce and carried unanimously 3-0

F. CHIEF APPRAISER'S REPORT

Discussion on CAVEAT.

Chief Appraiser Williams talked about the public being able to file an appeal through qpublic.

The Board Members all agreed to testing it.

Chief Appraiser Williams explained the pay raises.

G. ADJOURNMENT

With no further business to discuss, motion by Vice Chairman Pearce to adjourn at 1:37 pm, motion was seconded by Member Pearce and carried unanimously 3-0.

