



Oconee County Board of Tax Assessors

Board of Tax Assessors
Greg Hayes, Chairman,
Danny Mobley, Vice-Chairman
Jim Luke
Donna Smith Fee
Carol Gurley, Secretary

Minutes: Oconee County Board of Tax Assessors
February 9, 2021

Members Present: Greg Hayes, Jim Luke, Danny Mobley, Donna Smith Fee &
Carol Gurley (Secretary)

Visitors Present: Allen Skinner, Aaron Young, Mike Pruett & Hap Richardson

- Greg Hayes called the meeting to order, the motion was made by Jim Luke and the second was made by Danny Mobley.
- Hap Richardson, attorney for Jacob & Susan Klosterman was in attendance for the Settlement Conference on tax parcel A-01-003AA. The original value of \$823,333 was appealed. During the appeal Nathan Evans field visited the property and reduced the value to \$794,593. The property owner was sent a 30-day letter reflecting the \$794,593, which they appealed to the BOE. The BOE upheld the value of \$794,593 with no change. At this time the owner expressed their intent to appeal to Superior Court. According to Georgia Code - ***The county board of tax assessors shall send to the taxpayer notice that a settlement conference, in which the county board of tax assessors and the taxpayer shall confer in good faith, will be held at a specified date and time which shall be no later than 30 days from the notice of the settlement conference, and notice of the amount of the filing fee, if any, required by the clerk of the superior court. The taxpayer may exercise a one-time option to reschedule the settlement conference to a different date and time acceptable to the taxpayer, but in no event later than 30 days from the date of the notice.*** Allen Skinner presented to the Board & the county Attorney, Mike Pruett, the methodology used in the appraisal process, which supports the value. Mr. Richardson, agreed with methodology, but explained the property owner, Mr. Klosterman, was emotional in regards to the taxes that would be due, not necessarily the value. He did state that Mr. Klosterman would accept a value of \$700,000. After both sides presented, The Board unanimously went in to Executive Session to discuss all information presented. The motion was made by Danny Mobley and the second was made by Jim Luke.
- The Board unanimously came out of Executive Session with the motion made by Danny Mobley and the second by Jim Luke.
- Mike Pruett informed Mr. Richardson the Board agreed to lower Mr. Klosterman's property value to \$775,000. Mr. Richardson said he was unable to accept the offer. However, he would take it back to Mr. Klosterman and they would be in touch.
- With unanimous approval the Board approved the regular and executive session minutes January 12, 2021 meeting. The motion was made by Jim Luke and the second was made by Danny Mobley.
- The appointment of Chairman (Greg Hayes), Vice-Chairman (Danny Mobley) & Secretary (Carol Gurley) of the Oconee County Board of Tax Assessors for digest year 2021 were unanimously approved with the nomination and motions made as noted:
 - * Chairman – Nominated by Danny Mobley with the motion made by Donna Fee & the second by Jim Luke.
 - * Vice-chairman – Nominated by Donna Fee with the motion made by Jim Luke & the second by Greg Hayes.
 - * Secretary – Nominated by Danny Mobley with the motion made by Donna Fee & the second by Jim Luke.
- The Board reviewed tax parcel, B-05-044A, Peggy West. Ms. West purchased the property in 1976. The deed at that time clearly stated the acreage purchased was .993. However, for whatever reason, the acreage on her property was never changed from 2.00 acres to .993. It was brought to our attention for digest 2021 to correct the acreage. The Board unanimously agreed to refund Ms. West's taxes for the past 3 years. The motion was made by Donna Fee with the second was made by Danny Mobley.

- The following new CUV applications were unanimously approved with the motion made by Donna Fee and the second was made by Jim Luke:

* A-02-013A	Scott & Shawn Stewart	22.34 ac	👍
* A-11-006BB	Walter Couch	10.06 ac	👍
* B-07-024BA	Scott & Shawn Stewart	5.08 ac	👍
* B-07-035C	"	9.31 ac	Addendum 👍
* B-09-009J	Erin Weeks	10.50 ac	👍
* C-05-004B	Randy Wilkes	5.26 ac	Addendum – C-05-004D/77.21 ac 👍
* A-06-007E	Tricia Pike	32.25 ac	👍

- The following CUV continuations were unanimously approved with the motion made by Donna Fee and the second was made by Danny Mobley:

* A-11-006BB	George & Lisa Faulkner	10.06 ac
* B-02-005	Scott Boswell	38.23 ac
* C-05-006E	McRee Properties, LLLP	40.00 ac
* C-05-006EA	Jason Lawson	30.00 ac
* C-08-003	Chad Powell	210.87 ac

- The following CUV Releases were granted due to the 65 early out and 13 consecutive years in the program and was unanimously approved with no penalty due. The motion was made by Donna Fee and the second was made by Danny Mobley:

* B-01-092	William Cash	Early out	14.20 ac
* B-01-092D	Jeruald Cash	Early out	14.20 ac

- The following CUV Release was granted and the penalty has been paid. The motion was made by Donna Fee and the second was made by Danny Mobley:

* B-01-092H	Jennifer Truitt	Breach	4.20 ac
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- After no further business, the meeting was adjourned. The motion was made by Jim Luke and the second was made by Danny Mobley.

Respectfully submitted,

Carol N. Gurley, Secretary