

**MINUTES OF THE WARREN COUNTY BOARD  
OF EQUALIZATION AND REVIEW 8/19/2009**

The Warren County Board of Equalization and Review met at 1:00 PM on Wednesday, August 19, 2009 in the Warren County Public Library Community Room. Present were Chairman Barry Richardson, Board members Joel Febel, Oscar Meek, Larry Carver, Russell King, R E Mitchum, assessor; Steve Pelfrey, appraiser, Steve Wampler, Wampler Appraisal and Annette Silver, clerk. Minutes from August 12, 2009 meeting were reviewed and approved by motion of Febel and second by Meek.

Mitchum presented concerns addressed by **John Newell for Newell Family** at the August 12<sup>th</sup> meeting with the following recommendations and approvals by Board.

E6/80 appears to be a duplicated record – recommendation to delete record. Motion by Carver second by Meek

E6/81 recommendation of no change to value due to restrictions. Motion was made by Carver second by Febel.

E6/83 recommendation to reduce value to \$110,256 due to wetland Motion by King second by Meek

E6/83A recommendation of no change in value Motion by Febel second Meek

E6/62 recommendation of no change in value Motion by Febel second by Carver

E6/60 recommendation of no change in value Motion by Carver second by Meek

E6/74 recommendation of no change in value Motion by Meek second by Febel

**Travis & Irene Ormsby**

E5D/53 & 54 recommendation to adjust structure values only for total value of \$71,439 motion by King second by Meek

E5D/63 recommendation no value change Motion by Meek second by Febel

E5D/57 recommendation is to increase block building value to \$18,374 Motion by Febel second Meek

E5D/61 99/100 acre and 2 story building recommendation to reduce land to \$20,000 and adjust building value to \$37, 998 Motion by Carver second Meek

**Hal & Shirley White – Ashley White - Stuart White**

Mitchum had not met with White family in regard to concerns. Board made no decision, tabled until August 26 meeting.

**Albert McCants** L3B/26 Taxpayer had contacted assessor after receiving decision of August 5, 2009 hearing requesting another review. Board agreed to no change in decision.

**Bruce & Peggy Mc Whinney I2B/11**

Taxpayer concerns were on house appraisal. Brooks Appraisal, Inc. had done private appraisal. Questions were raised on square footage comparisons. Motion was made by Meek with second by King to correct square footage and number of bathrooms.

**Bobby Ray West I9/65D I9/102 I9/61**

Taxpayer's main concern was why the increase in property. The hog business closed in 1995 but checked regularly. Motion was made by Carver and second by King to adjust 2 acres on I9/65D to wetland (lagoons). The office building should be adjusted to reflect storage only, remove the building from I9/102 and adjust value accordingly. Motion was made by Meek and second by Febel not to change value on I9/61. Clerk is requested to send corrected property cards to West and explain age exemption for 2010.

**David Hines & Carolyn Schoonover K3D/133 lot 450 and house Eaton Ferry Estates**

Taxpayer's primary concern was value of lot. The topography is not best for waterfront view and there is no boathouse or pier. Motion was made by Meek with second by Febel to reduce lot value to \$175,000.

**S H Moseley, Jr., Sarah Moseley, Elizabeth Moseley, L. Al Thompson J2D/12, 12A, 13**

Taxpayers were concerned that incorrect mapping had resulted in error. There is restricted access to property and deep gullies on property. The house is being remodeled but very slowly. Recommendation was to make map corrections. Motion was made by Carver with second by King to reduce J2D/12 to \$6,061,781. The house value was increased to \$100,000 and the acreage was adjusted. Motion for no value change for tract J2D/12A was made by King with second by Febel. Suggestion was to make size adjustment for J2D/13.

**James L & Barbara J. Newport L3B/88 Lot 9R Summerwood**

Taxpayer concern primarily was lot value. Taxpayer had appraisal from Brooks Appraisal, Inc for \$950,000 in comparison with neighbor. Motion was made by Meek and second by Carver to adjust lot value to \$600,000

**Clyde A. Johnston, Jr Lot 8 Sunny acres L3D/28**

Taxpayer compared this lot to lot 5R bought at auction by Linda Johns. Johnston has no primary dwelling on lot, only boathouse, dock, boatlift, and storage building. Motion was made by King with second by Carver to adjust boathouse value making total value \$325,000.

**Stephen K. Stainback Lots 1 & 2 River View Shores L2D/57 & 58**

Lot has very little waterfront and old cabin in disrepair (father deceased, keeping for sentimental reasons). Taxpayer had appraisal done in 2004 with land valued at \$200,000. Motion was made by King with second by Meek to adjust land value to \$200,000 with no change to building value.

**Duane A. Putnam and Alice Chalona E5/190**

Taxpayers had several dwelling concerns that were discovered during remodeling. Property was purchased in 2005 for \$180,500. No change in value was made by motion of King with second by Carver.

**Mary Forbes L2D/53 lot 6 and house Lake Shores**

Taxpayer had several appraisals done and unsure if dwelling was 2 mobile homes joined. Motion was made by King with second by Febel to reduce value to \$425,000.

**Ananias & Margaret High lot 85A Wildwood Point**

Taxpayer stated dwelling is modular that has no second level, insulation only. Motion was made by Febel and second by Meek to remove attic factor.

**Jesse L. Smith J3A/61 Mariner Cove lot 18**

Taxpayer primary concern was value of lot, also, the dwelling has no fireplace. Motion was made by Carver with second by King to reduce lot value to \$350,000 and remove the fireplace factor.

Pelfrey presented concerns from **Mary L. Thomas B6A/60 and 61 Green Duke Village** Motion was made by Meek and second by King to reduce dwelling value to \$101,545.

**Haywood & Nettie McGee J11/66**

Motion was to accept recommendation to reduce value to \$113,086 by Febel and second by Meek.

**Mary W. Smith L2D/130L 130M 130N**

Motion was to accept recommendation to re-classify land making each total value \$18,000 by Meek and second by Carver

Meeting adjourned.