

Fulton County Board of Review

Julie A. Russell, Clerk/CCAO

Members: Samantha Braden, Steve Derenzy & Sam Swickard



Fulton County Board of Review

Meeting Place: Room 313, Fulton County Courthouse

Meeting Time: 8:30am

Date: February 21st, 2025

Call to Order – Meeting called to order by Member Swickard at 8:55am

1. Roll Call – Member(s) Steve Derenzy & Sam Swickard; Clerk/CCAO Julie Russell
2. Call for Additions/Deletions to and Approval of Agenda – Motion to approve the agenda by Member Swickard, seconded by Member Derenzy, all ayes followed.
3. Announcements, Communications and Correspondence - None
4. Public Comments - None

Members of the Public who wish to address the Board must provide the Chairperson with prior written notice of their intent to speak. The written notice shall identify the name and address of the speaker, as well as a short statement indicating the speaker's topic. Each citizen is limited to five (5) minutes. Citizen's remarks shall not exceed 30 minutes per meeting. One citizen per topic.

5. Approval of Previous Minutes – None
6. Old Business - None
7. New Business
 - a) Discussion/Action: 2024 Assessment Year Complaints (See Attached Docket of Hearings and Minutes)

b) **RECESS**: The Board of Review will recess for lunch at approximately 12:00pm and resume hearings at approximately 1:00pm. – **Motion to Recess by Member Swickard, seconded by Member Derenzy. Hearings recessed at 11:50am.**

Motion to resume hearings by Member Derenzy, seconded by Member Swickard. Hearings resumed at 1:04pm.

8. **Adjournment** – **Motion to adjourn by Member Swickard, seconded by Member Derenzy. Hearing adjourned at 3:10pm.**

February 21st, 2025			
Docket #	Parcel Number	Appear?	Notes
2024-00028	09-08-27-131-002	Yes	Cass Place; Purchased for \$18,000 in October. More likely \$52,000
2024-00029	09-08-27-131-006	Yes	Johnson Court; Carpet is bad, holes in roof, rear roof is missing all of its fascia and soffeting; bare drywall, water standing on floor, active leaks Paid \$3000.
2024-00030	09-08-27-304-001	Yes	Vacant Lot;
2024-00031	09-08-27-304-002	Yes	4 Rooms Total; No Carpet, Bare flooring
2024-000173	14-14-16-400-004	No Show	Did not appear
2024-000022	14-14-09-300-012	No Show	Did not Appear
2024-000131	09-08-22-214-022	Yes	Represented by Chris Walters (Attorney) Current MV \$168,100; Requesting market value of \$132,000; BOR feel a Total A/V of \$48,000 is more in line with similar properties in term of assessment equity.
2024-000146	09-08-22-101-011	Yes	Hearing began at 9:40am; Recently purchased for \$295,000 (all three parcels together); Have appraisal that represents all 3 parcels; Move assessed value to \$77,920 on improvements only.
2024-000129	09-08-26-201-016 & 017	Yes	Appraisal shows \$292,000 for 2 lots and structures; Move building value on -016 to \$82,600. Total Market value of both properties \$292,000. Owner agreed.
2024-00034	09-08-26-201-021	Yes	BOR agreed to a total Assessed Value of \$77,320; 2023 Sales price plus the market equalization factor.
2024-000155	09-08-22-412-012	Yes	Agrees to the originally proposed value; \$57,330 total A/V
2024-000242	09-08-26-104-002	Yes	Owner agreed with tentative proposed value.
2024-000243	09-08-27-434-005	Yes	Owner is okay with \$62,190 total Market Value. Proposed from the board.
2024-000244	09-08-22-215-010	Yes	Proposed Tentative BOR Value: \$35,560 (\$106,690); Owner is okay with this
2024-000111	09-08-26-137-012	No Show	Did not appear
2024-000032	09-08-22-404-014	No Show	Did not appear
2024-000400	09-08-26-215-003	Yes	Appeared; Agreed with proposed value.
2024-000036	09-08-26-327-010	Agreed	Called and agreed with value; Canceled Hearing.