

# BOARD OF ASSESSMENT AND APPEALS MINUTES

March 6, 2023

Present at the meeting were:

Brenda L. Watson - Chairman  
Larry F. Reisinger – Vice-Chairman  
Brian S. Allen - Secretary  
William R. Bunt - Solicitor  
Randy Waggoner-Chief Assessor  
Shannon Hines – Chief Clerk

Present from the Public: Frank Campbell, Shawn Curley, Dr. Pat Gutheil, Darla McNaughton, Cindy Porterfield, Gene Porterfield, Dave Pundock, Faith Pundock

Present from the Press: None

The Perry County Board of Assessment and Appeals met on Monday, March 6, 2023 at 12:00 p.m.

Commissioner Allen made a motion to nominate Brenda L. Watson as Chairman and Larry F. Reisinger as Vice Chairman of the Perry County Board of Assessment and Appeals. Commissioner Watson seconded the motion. All agreed. Motion carried.

Gene Porterfield, from Vision Government Solutions, thanked the Perry County Commissioners for selection them to proceed with the Reassessment project in Perry County. He said a joint management counsel (JMC) with designated staff from the county and Vision, had been formed to over see the project and to date had met twice. Mr. Porterfield further commented that the county had set aside work space in the Veterans Memorial Building for the Vision reassessment team and anticipated they will be occupying the space in the next several weeks. He stated that they are preparing for hiring of local personal to staff the data entry and data collection positions needed for the project. He said that they anticipate hiring approximately 20 field data collectors and 5-6 administrative staff members. Mr. Porterfield stated that job advertisements will be out the third week of March and screening of applicants will begin around March 27<sup>th</sup> with immediate interviews. He said field visits begin in 2023 and continue into 2024 for some of the commercial and industrial type properties. He further stated that valuation of the properties will begin in 2024 and the JMC will provide quarterly progress reports to the Commissioners. Mr. Porterfield further commented that the county computer assisted mass appraisal (CAMA) software currently being used by the Assessment Department is being upgraded. Lastly, he said the reassessment will be completed in 2025.

Discussion occurred regarding the work space set aside for the Vision staff and it was determined that Chief Assessor Waggoner would let Maintenance know the needs for the office space.

Mr. Porterfield said that during 2023 data collection would happen and he hoped to have approximately 18,000 completed by the end of the year. He clarified that data collectors would be on properties in April, but they would not be going into homes. The Board discussed how properties with no trespassing signs or gates would be handled. Cindy Porterfield said that at the

next JMC meeting Vision will explain the fail, partial fail, or successful data collection process they plan to use during the project.

Chief Assessor Waggoner explained his history working the Porterfields during the last county reassessment. He said he has known them most of his career and said Gene Porterfield is the expert in neighborhood delineations and neighborhood modeling. He commented that they bring a wealth of knowledge to the project.

The Board discussed how notices to property owners would go out in waves with the last notices going out by July 1, 2025. They further discussed how the appeal process would work and said the new values would take effect in January 2026. Chief Assessor Waggoner explained how values were assessed during the last reassessment and Mr. Porterfield explained how unique qualifiers for properties are utilized to create neighborhoods. He said the process it aimed at be fair to all property owners.

Frank Campbell asked if the actual reassessment would be completed prior to 2025.

Faith Pundock questioned if the people being hired would also be assigning values.

Commissioner Allen made a motion to adjourn at 12:41 p.m. Commissioner Reisinger seconded the motion. All agreed. Motion carried.

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Shannon Hines  
Chief Clerk

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Brenda L. Watson  
Chairman