

HABERSHAM COUNTY

GEORGIA | Est. 1818

HABERSHAM COUNTY

Board of Tax Assessors

130 Jacobs Way, Suite 201, Clarkesville, GA 30523

706-839-0100

Fax: 706-754-8079

Tuesday, September 23, 2025, 9:00 a.m.

A G E N D A

- I. Call to order by Chairman; invocation by Bill Terry**
- II. Public Comments:**
- III. Approve Agenda**
- IV. Old Business**
 - 1. Minutes:** September 9, 2025
 - 2. Miscellaneous:**
- V. New Business:**
 - a. Affi 2024-19**
 - b. Homestead Exemption:**
 - i. 2025 Approval Listing ---
 - ii. 2025 Denial Listing – NONE
 - iii. 2025 Veteran Homestead Listing --- NONE
 - iv. Miscellaneous –
 - c. Conservation Use:**
 - i. 2024 Releases –NONE
 - ii. 2025 Recommended Approvals –
 - iii. Miscellaneous –
 - d. Status Update from Chief Appraiser**
 - e. 2025 Digest**
 - f. Executive Session: Personnel**
 - g. Miscellaneous: October meeting October 14**

Next meeting: October 21, 2025

Upcoming Holidays None



HABERSHAM COUNTY

Board of Tax Assessors

130 Jacob's Way Suite 201, Clarkesville, GA
30523

Tuesday, September 23, 2025 9:00 A.M.

A regularly scheduled meeting of the Habersham County Board of Assessors was held on Tuesday, September 23, 2025, at 9:00 a.m. in the Conference Room on the 2nd floor located at 130 Jacob's Way, Clarkesville, in Habersham County, Georgia.

Present: Bill Terry, Chairman; Jimmy Dean, Vice-Chairman; John King, Member; Sonya Turgeon, Member; Denise York, Member; Joan Church, Chief Appraiser; Amy Garmon, Secretary; Angie Davis, County Attorney.

Absent: None

Bill Terry, Chairman called the meeting to order at 9:00 a.m.

Bill Terry, Chairman delivered the invocation.

McCormick Solutions:

Kelly McCormick appeared before the Board to give an update on the 2025 digest. Kelly explained that there was a few items that needed to be fixed such as Homesteads & Mobile Homes. He expects to have it all cleaned up today hopefully. The office has been locked out for the past week or two so we can't make any changes. The most important thing is getting tax bills out in the mail.

Approval of Agenda:

Motion made by John King to **approve** the September 23, 2025 agenda; seconded by Denise York; voted unanimously to approve motion.

Old Business:**Board Minutes: September 9, 2025**

Motion made by John King to forego the reading and **approve** the minutes of September 9, 2025; seconded by Denise York; voted unanimously to approve motion.

New Business:**Affidavit 2024-19**

Motion by Sonya Turgeon to **approve** the 2024 19 Affidavit; seconded by John King; voted unanimously to approve motion.

Homestead Exemption:

The attached listing of applicants for various homestead exemptions was submitted for review and approval by the Board for Tax Year 2025. Motion made by Sonya Turgeon to **approve** the listing of homestead exemption applications for Tax Year 2025; seconded by John King; voted unanimously to approve motion.

Conservation Use:

The Board reviewed the attached listing of applications for Conservation Use Valuation Assessment, over 10 acres, for Tax Year 2025. Motion made by Sonya Turgeon to **approve** the new applications for CUVA for Tax Year 2025 for properties over 10 acres with recommended approval by appraisal staff; seconded by Denise York; voted unanimously to approve motion.

Status Update from Chief Appraiser

Ms. Church provided the Board with the following items:

- Ms. Church has been working with June on various items to get her the information for the digest.
- The McCormicks are handling the reviewing of appeals.

2025 Tax Digest

Ms. Church informed the Board that at this time we still did not have a digest for June Black to send Tax bills but as Kelly mentioned earlier it is a work in progress. As soon as it is finished, Ms. Garmon will email the Board. Chairman Terry will be out of the office the rest of the week. Motion made by John King to allow Jimmy Dean, Vice-Chairman to sign the documents in absence of Bill Terry, Chairman; seconded by Denise York; voted unanimously to approve motion.

Miscellaneous:

October 14 Meeting

Ms. Garmon informed the Board that the next meeting is scheduled for October 14 but she will be out of the office on vacation and the BOE hearings are scheduled for that week as well. She asked the Board about either cancelling the meeting or moving it to a different day. Jimmy Dean stated the meeting should not be cancelled so the board decided on October 7 as the next meeting. Motion made by Denise York to change the date of the next meeting to October 7th, 2025; seconded by John King; voted unanimously to approve motion.

Redaction Request: 78-109

Ms. Garmon provided the Board with a redaction request for parcel 078-109. The taxpayer is a law enforcement officer and meets the qualifications. Motion made by Sonya Turgeon to **approve** the redaction request for 078-109; seconded by John King; voted unanimously to approve motion.

Executive Session:

Motion made by John King to adjourn the regular meeting and enter Executive Session at 9:40 a.m.; seconded by Denise York; voted unanimously to approve motion.

Motion made by John King to exit the Executive Session and re-enter the regular meeting at 12:00 p.m.; seconded by Denise York; voted unanimously to approve motion.

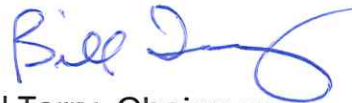
Motion made by John King to make Amy Garmon as Acting-Chief Appraiser; seconded by Denise York; voted unanimously to approve motion.

Chairman Terry recommended the Board to get Policies & Procedures from other counties to see if there is any changes we need to make on our Policies. The Board asked Ms. Garmon to obtain changes from Elaine at Dawson County, Oconee County, Gordon County, White County, Lumpkin County & Gilmer County and send them to the Board via email.

Adjournment

Motion made by John King to adjourn the meeting; seconded by Jimmy Dean; voted unanimously to approve motion. The meeting was adjourned at 12:05 p.m.

Respectfully submitted,



Bill Terry, Chairman

Attest:

Amy Garmon
Secretary to the Board of
Assessors/Deputy Chief Appraiser

Approved: ✓
 Denied: _____

Approval Listings
 September 23, 2025

Name	Map Parcel	Exemptions	Accepted Application	Reviewed Application	Notes
ANGEL GERTRUDE ROWE ESTATE	020-083	S3	DANIELLE	AMY	
BANKS RONNIE	017-019	L2	DANIELLE	AMY	
BINGHAM GWENDOLYN	075-105	L7F	DANIELLE	AMY	
CONLEY JANICE ADAMS	089D-048	L2	KERSTON	AMY	
DOCKERY WILLIAM D	020-028	L2	DANIELLE	AMY	
GOSS ESSIE	066-042	L2	JOAN	AMY	
GUINN DARLENE M	104-036A	L2	DANIELLE	AMY	
HARDING RAYMOND	070-029	L3	DANIELLE	AMY	
JACKSON ANN -JACKSON FAMILY TRUST	019-083	1F	DANIELLE	AMY	
KASTNER CHRISTOPHER	017-061	1F	DANIELLE	AMY	
KELLEY BOB	037A-066	7F	DANIELLE	AMY	
LOVEGROVE JEFFERY	099-209I	1f	DANIELLE	AMY	
LOVISEK WALTER	140-010	L2	ROBIN	AMY	
MINYARD CHARLIE	041-006B	1F	DANIELLE	AMY	
NIELSON DAMIEN	019-160	L3	KRISTI	AMY	
NOREEN RONALD	124-059	L2	DANIELLE	AMY	
POSEY MALISSA	109-060	1F	KRISTI	AMY	
REISS RALPH	080-002	S3	DANIELLE	AMY	
ROACH CHARLES WHITNEY	106-045A	1F	KRISTI	AMY	
RYLEE REGINA S	029-032U	L3	DANIELLE	AMY	
SAUNDERS TWANA	128-009	L2	DANIELLE	AMY	
SMITH KATHRYN	040-083	L1,7F	KRISTI	AMY	
SPIVEY BETTY J	129-043E	L2	DANIELLE	AMY	
STRIBLING JASON	040-044C	1F	KRISTI	AMY	
TREVINO JOSE	141-172	L3	DANIELLE	AMY	
VOLPIARTHUR	045-001P	L1,7F	DANIELLE	AMY	

Approved
 Sample
 M^r John
 8-10-20

WILBANKS CARLOS	102-056	1F	DANIELLE	AMY	
WRIGHT AMY T	109-189A	1F	KRISTI	AMY	

[illegible]

Approved
M-Sonye
A-Denise

RESOLUTION OF THE BOARD OF TAX ASSESSORS (BTA)

BE IT RESOLVED by the Habersham County BTA as follows: At the meeting held on the 23 day of September, 2025, the BTA entered into executive session for the purpose of discussing personnel. At the close of the discussion upon this subject, the BTA did vote to re-enter into open session and herewith takes the following action in open session:

- (1) The actions of the BTA and the discussions of the same regarding the matter set forth for closed session purposes are hereby ratified.
- (2) Each member of this body does hereby confirm that to the best of his or her knowledge, the said subject matter of the meeting and of the closed session portion was devoted to matters within the specific relevant exception(s) as set forth above.
- (3) The presiding officer is hereby authorized and directed to execute an affidavit, with full support of the members of the BTA, in order to comply with O.C.G.A. 50-14-4(b).
- (4) The affidavit shall be included and filed with the official minutes of the meeting and shall be in a form as required by the statute, which shall be substantially as follows: (see affidavit).

Approved this 23 day of September, 2025.

Attest Soyka Lugeen
Secretary

Bill Dany
Presiding Officer

MOTION TO ENTER INTO A CLOSED MEETING OF THE BOARD OF TAX ASSESSORS (BTA)

Board member John King makes the following motion:

That this BTA now enter into closed session as allowed by Chapter 14 of Title 50 of the Georgia Code for the purpose of discussing the following:

personnel

(Specify the purpose(s) by which the meeting is to be closed.)

Motion Seconded By: Denise York

Motion Approved

Those voting in favor for the motion for closure: Board Members

John King, Denise York, Sonya Turgeon, and
Jimmy Dean.

Motion Denied

Those voting against the motion for closure: Board Members

_____, _____, and
_____.