King and Queen County
Board of Supervisors Workshop/Presentation Meeting

Monday, August 22, 2011

King and Queen County Courts and Administration Building
General District Courtroom

7:00 P.M.

"Minutes of the Meeting"

Chairman Simpkins opened the workshop/presentation meeting, noting that all members were present.

PRESENTATION ON REASSESSMENT – FRED PEARSON, PEARSON APPRAISALS

Mr. Fred Pearson was present for the purpose of providing an update on the Reassessment effective for 2012. Mr. Pearson noted that the last reassessment was performed during 2005 and 2006 and was effective January 1, 2007. Mr. Pearson further commented that the State Department of Taxation performs an assessment/sales ratio study every year and for the year 2007, the sales ratio was 72.74% of market value. For the year 2008 it was 70%, for 2009 was 88.46% and for 2010 it was 87%. The ratio based on the previous values is 94% of market value and based on the new values for 2012 it is 96%.

Other facts presented to the Board:

- Total number of parcels: 7400
- Field Visits Complete: 7100
- Final Review Complete: 6500
- Data Entry Complete: 6500
- Homes in fair and poor condition will overall be going down in value. Land over 20 acres will overall increase 20%+
- Advised that they do not inspect the interior of the home, that they take the information that is on the property card. If assessments are not correct, to please advise so that they can be adjusted.
- Advised that he would be happy to hold meetings with property owners
- Is looking at the 2nd or 3rd week in November in getting notices out
- Recommended that names be submitted in October to the Judge for appointment to the Board of Equalization. The earliest that they will be able to meet is the 1st of February, 2012.

Mr. Pearson advised that he was a certified assessor and is responsible for assessing all properties at market value and expressed that any information that the Board has that will better help in assessments will be helpful.

COURTHOUSE GENERATOR REPLACEMENT PROJECT

County Administrator Thomas Swartzwelder advised the Board that they have before them quotes in regards to replacement of the Courthouse generator. The lowest bids received for the generator was from Carter Cat being $27,875.00 for an 80ke generator and materials, including remote enunciator and extended warranty. For installation of generator and addition of circuits to power the 2nd floor administrative office, to include the School Board, the lowest bid was received in the amount of $19,500 from Walsh Electrical. An amount for contingencies was also included in the amount of $15,000.00.

Mr. Swartzwelder asked for direction from the board in how they would like to proceed, noting that $70,000 was included in the budget last year and was reverted back into the general fund.

After questions relating to the generator, tank, etc., it was the consensus of the Board that the matter be brought back to them in which to take action.

CLOSED SESSION PURSUANT TO SECTION 2.2-3711(A) 5 OF THE CODE OF VIRGINIA FOR THE PURPOSE OF DISCUSSING A PROSPECTIVE BUSINESS WHERE NO PREVIOUS ANNOUNCEMENT HAS BEEN MADE

A motion was made by Ms. Alsop and seconded by Mr. McDuff to enter into closed session pursuant to Section 2.2-3711 (A) 5 of the Code of Virginia for the purpose of discussing a perspective business, where no previous announcement has been made and has expressed an interest in locating in the County.

AYES: J. L.SIMPKINS, S. C. ALSOP, J. M. MILBY, JR., D. H. MORRIS, M. W. MCDUFF
NAYS: NONE

A motion was made by Ms. Alsop and seconded by Mr. Milby to come out of closed session with each member of the Board certifying by individual vote, that only those public business matters lawfully exempted from the open meeting requirements of the Virginia Freedom of Information Act were heard, discussed and considered in closed session.

AYES: J. L. SIMPKINS, S. C. ALSOP, J. M. MILBY, JR., D. H. MORRIS, M. W. MCDUFF
NAYS: NONE

No action was taken.

A motion was made by Ms. Alsop and seconded by Mr. Milby to adjourn the meeting.

IT IS ORDERED THAT THE BOARD ADJOURN:

J. Lawrence Simpkins, Chairman

K. Diane Gaber, Deputy Clerk