



ALAN HALLMAN
MAYOR

MIKE RAST
ALDERMAN AT LARGE

BRETT REICHERT
COUNCILMAN AT
LARGE

MARK ADAMS
COUNCILMAN WARD I

CHLOE ALEXANDER
COUNCILMAN WARD II

MAYOR AND COUNCIL SPECIAL-CALLED MEETING

Join in person at 700 Doug Davis Drive, Hapeville, GA 30354 Or, visit the City's Website for live stream at
<https://hapevillega.civicclerk.com/Web/Player.aspx?id=809&key=-1&mod=-1&mk=-1&nov=0>.

September 27, 2022 6:00 PM

AGENDA

1. CALL TO ORDER:

2. ROLL CALL:

Alan Hallman
Mike Rast
Brett Reichert
Mark Adams
Chloe Alexander

3. WELCOME:

4. PUBLIC HEARING:

4.I. Consideration to approve the 2022 Property Tax Millage Rate.- Second Reading

Background:

The City has received its 2022 approved tax digest from the Fulton County Tax Commissioner. Gross Assessments for Real, Personal, and Public Utility properties in 2022 are \$492,310,788, up from the 2021 value of \$461,109,389, an approximately 6.7% increase. The City of Hapeville has tentatively adopted to maintain the millage rate at 15.729 mills, which will increase property tax collections by 7.01% over the rollback rate of 14.699 mills. Collections of real and personal property for Fiscal 2022-2023 should approximate \$7.5M. Post-pandemic economics are driving up City costs for equipment, maintenance, and labor. Additionally, there is a significant potential for a reduction or complete loss in the future funding stream of Local Option Sales Tax (LOST). Every 10 years the Fulton County municipalities and the County negotiate a new LOST sharing agreement. We are in negotiations of the next agreement for the period January 2023 through December 2032. An agreement has not yet been reached, and County Commissioners have indicated they can choose not to agree. The impact of LOST can be a reduction to the General Fund Receipts between \$300K and more than \$2M per year. Under these considerations, the City Manager and Finance recommend maintaining the millage at 15.729 mills.

Staff Comments:

Public Comments:

Supporting Document(s):

1. 2022 Tax Digest Hapeville_Final
2. AD 316148

5. ADJOURN:

Public involvement and citizen engagement is welcome as Hapeville operates a very open, accessible and transparent government. We do however remind our attendees/residents that there are times allocated for public comments on the agenda. In order for council to conduct their necessary business at each meeting, we respectfully ask that side-bar conversations and comments be reserved for the appropriate

time during the meeting. This will allow the City Council to conduct the business at hand and afford our meeting attendees ample time for comments at the appropriate time during the meeting.

Fulton County Tax Commissioner's Office



September 9, 2022

Mr. Tim Young
City of Hapeville
3468 North Fulton Avenue
Hapeville, GA 30354

Dear Mr. Tim Young,

The 2022 tax digest has been approved by the Revenue Commissioner. Attached is the final consolidation sheet(s).

If you have any questions, please contact me at 404.613.0079.

Sincerely,

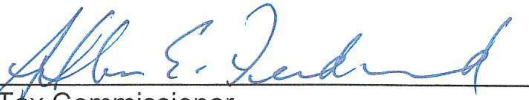
Gladys Bradfield
Property Tax Administrator

Enclosure

CONSOLIDATION AND EVALUATION OF DIGEST 2022

I, Arthur E. Ferdinand, Tax Commissioner in and for said county, do hereby certify that the above and foregoing were provided by the Board of Assessors as a true and correct consolidation of tax returns received from the taxpayer (or assessed against defaulters) in said county of Fulton for the year 2022, and duplicate digest has been made and delivered to the county governing authority and tax collector of said county as required by law.

Witness my hand and official signature, this 7th day
of September 2022.


Tax Commissioner

CONSOLIDATION AND EVALUATION OF DIGEST 2022

COUNTY NAME: Fulton				COUNTY NO: 60				Sheet # 32 - CITY OF HAPEVILLE (30 - 30Z)				Total Parcel Count: 2,582			
RESIDENTIAL				FOREST LAND CONSERVATION USE				EXEMPT PROPERTY				SUMMARY			
Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	PROPERTY CLASS	COUNT	ACRES	ASSESSED VALUE
R1	1,987		132,311,020	J3	0	0.00	0.00	E0	0	0.00	0.00	Residential Real	0	0.00	0.00
R3	2,132	522.47	56,272,110	J4	0	0.00	0.00	E1	78	59,049,960	Residential Personal	6	6	6,680	
R4	1	2.16	39,920	J5	0	0.00	0.00	E2	24	2,866,200	Residential Total	2,139	524.63	188,629,730	
R5	0	0.00	0.00	J6	0	0.00	0.00	E3	3	95,000	Residential Trans.	0	0	0.00	
R6	0	0.00	0.00					E4	1	16,720	Historic	1	0.46	75,200	
R9	0	0.00	0.00					E5	1	42,440	Agricultural Real	0	0	0.00	
RA	0	0.00	0.00	F3	0	0.00	0.00	E6	2	194,720	Agricultural Personal	0	0	0.00	
RB	6	0.00	6,680	F4	0	0.00	0.00	E7	0	0.00	Agricultural Total	0	0	0.00	
RF	0	0.00	0.00	F5	0	0.00	0.00	E8	0	0.00	Preferential	0	0	0.00	
RI	0	0.00	0.00	F6	0	0.00	0.00	E9	1	136,560		0	0	0.00	
RZ	0	0.00	0.00	Total	0	0	0	TOTAL	110	62,407,600	Conservation Use	0	0	0.00	
RESIDENTIAL/TRANSITIONAL				ENVIRONMENTALLY SENSITIVE				HOMESTEAD & PROPERTY EXEMPTIONS							
Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	PROPERTY CLASS	COUNT	ACRES	ASSESSED VALUE
T1	0	0.00	0.00	W3	0	0.00	0.00					Commercial Real	0	0	0.00
T3	0	0.00	0.00	W4	0	0.00	0.00					Commercial Personal	383	287.62	205,339,420
T4	0	0.00	0.00	W5	0	0.00	0.00					Commercial Total	698	287.62	51,489,320
HISTORIC															
Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	PROPERTY CLASS	COUNT	ACRES	ASSESSED VALUE
H1	1	0.46	51,840	C1	267	138.36	167,385,940	S3	0	0.00	0.00	Forest Lnd Con Use	0	0	0.00
H3	1	0.46	23,360	C3	282	20,813.960	10,532,960	S5	0	0.00	0.00	Brownfield Property	0	0	0.00
AGRICULTURAL															
Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	PROPERTY CLASS	COUNT	ACRES	ASSESSED VALUE
A1	0	0.00	0.00	C5	4	53.16	6,607,440	SS	0	0.00	0.00	Qualified Timberland	0	0	0.00
A3	0	0.00	0.00	C9	0	0.00	0.00	SE	0	0.00	0.00	Real Total	2,472	875.27	411,958,310
A4	0	0.00	0.00	A4	0	0.00	0.00	CA	0	0.00	0.00	Personal Total	389	51,496,000	51,496,000
A5	0	0.00	0.00	C8	0	0.00	0.00	SG	0	0.00	0.00	Digest Total	2,861	875.27	463,454,310
A6	0	0.00	0.00	CF	0	0.00	0.00	S6	0	0.00	0.00	Public Utility	17	0.00	28,856,478
A9	0	0.00	0.00	A9	109	7,772,920	3,800	SA	0	0.00	0.00	Motor Vehicle	660	746,640	746,640
AA	0	0.00	0.00	CP	0	0.00	0.00	SF	0	0.00	0.00	Mobile Home	0	0	0.00
AB	0	0.00	0.00	CZ	4	0.00	0.00	SA	0	0.00	0.00	Timber - 100%	0	0	0.00
AF	0	0.00	0.00									Heavy Duty Equip.	0	0	0.00
AI	0	0.00	0.00												
AZ	0	0.00	0.00												
PREFERENTIAL				INDUSTRIAL				DO NOT USE L1 THRU L8 CODES ON STATE SHEET							
Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	PROPERTY CLASS	COUNT	ACRES	ASSESSED VALUE
P3	0	0.00	0.00	I3	19	8.94	936,560	SV	0	0.00	0.00	Gross Digest Total	3,538	875.27	493,057,428
P4	0	0.00	0.00	I4	4	17.06	1,357,320	SJ	0	0.00	0.00	Exemptions-M & O	3	3,243.280	96,640
P5	0	0.00	0.00	I5	2	36.56	4,412,720	SZ	0	0.00	0.00	Net M & O Digest	0	0	0.00
P6	0	0.00	0.00	I6	0	0.00	0.00	SN	0	0.00	0.00	Net M & O Digest	0	0	0.00
				IA	0	0.00	0.00					TYPE	MILLAGE	ASSESSED	TAX
				IB	0	0.00	0.00					M & O	VALUE	VALUE	
				IF	0	0.00	0.00					BOND	489,814,148	492,960,768	
				IL	0	0.00	0.00								
				IP	0	0.00	0.00								
				IZ	0	0.00	0.00								
CONSERVATION USE				PUBLIC UTILITY				DO NOT USE L1 THRU L8 CODES ON STATE SHEET							
Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	Code	Count	Acres	40% Value	PROPERTY CLASS	COUNT	ACRES	ASSESSED VALUE
B1	0	0.00	0.00	U1	0	0.00	0.00	L7	0	0.00	0.00	M & O	489,814,148	492,960,768	
B3	0	0.00	0.00	U2	13	5,005.574	10,197	L9	0	0.00	0.00	BOND	489,814,148	492,960,768	
B4	0	0.00	0.00	U3	0	0.00	0.00	L10	0	0.00	0.00				
B5	0	0.00	0.00	U4	0	0.00	0.00	L11	0	0.00	0.00				
B6	0	0.00	0.00	U5	0	0.00	0.00	L12	0	0.00	0.00				
				U6	0	0.00	0.00	L13	0	0.00	0.00				
				U7	0	0.00	0.00	L14	0	0.00	0.00				
				U8	0	0.00	0.00	L15	0	0.00	0.00				
				U9	0	0.00	0.00	L16	0	0.00	0.00				
				UA	3	23,840.707	0.00	L17	0	0.00	0.00				
				UB	0	0.00	0.00	L18	0	0.00	0.00				
				UC	0	0.00	0.00	L19	0	0.00	0.00				
				UD	0	0.00	0.00	L20	0	0.00	0.00				
				UE	0	0.00	0.00	L21	0	0.00	0.00				
				UF	0	0.00	0.00	L22	0	0.00	0.00				
				UG	0	0.00	0.00	L23	0	0.00	0.00				
				UH	0	0.00	0.00	L24	0	0.00	0.00				
				UI	0	0.00	0.00	L25	0	0.00	0.00				
				UJ	0	0.00	0.00	L26	0	0.00	0.00				
				UK	0	0.00	0.00	L27	0	0.00	0.00				
				UL	0	0.00	0.00	L28	0	0.00	0.00				
				UM	0	0.00	0.00	L29	0	0.00	0.00				
				UN	0	0.00	0.00	L30	0	0.00	0.00				
				UO	0	0.00	0.00	L31	0	0.00	0.00				
				UP	0	0.00	0.00	L32	0	0.00	0.00				
				UQ	0	0.00	0.00	L33	0	0.00	0.00				
				UR	0	0.00	0.00	L34	0	0.00	0.00				
				US	0	0.00	0.00	L35	0	0.00	0.00				
				UT	0	0.00	0.00	L36	0	0.00	0.00				
				UU	0	0.00	0.00	L37	0	0.00	0.00				
				UV	0	0.00	0.00	L38	0	0.00	0.00				
				UW	0	0.00	0.00	L39	0	0.00	0.00				
				UX	0	0.00	0.00	L40	0	0.00	0.00				
				UY	0	0.00	0.00	L41	0	0.00	0.00				
				UZ	0	0.00	0.00	L42	0	0.00	0.00				
								L43	0	0.00	0.00				
								L44	0	0.00	0.00				
								L45	0	0.00	0.00				
								L46	0	0.00	0.00				
								L47	0	0.00	0.00				
								L48	0	0.00	0.00				
								L49	0	0.00	0.00				
								L50	0	0.00	0.00				
								L51	0	0.00	0.00				
								L52	0	0.00	0.00				
								L53	0	0.00	0.00				
								L54	0	0.00	0.00				
								L55	0	0.00	0.00				
								L56	0	0.00	0.00				
								L57	0	0.00	0.00				
								L58	0	0.00	0.00				
								L59	0	0.00	0.00				
								L60	0	0.00	0.00				
								L61	0	0.00	0.00				
								L62	0	0.00	0.00				
								L63	0	0.00	0.00				
								L64	0	0.00	0.00				
								L65	0	0.00	0.00				
								L66	0	0.00	0.00				
								L67	0	0.00	0.00				
								L68	0	0.00	0.00				
								L69	0	0.00	0.00				
								L70	0	0.00	0.00				

NOTICE OF PROPERTY TAX INCREASE

The City of Hapeville has tentatively adopted a millage rate which will require an increase in property taxes by 7.01 percent.

All concerned citizens are invited to the public hearing on this tax increase to be held at the Municipal Court Complex, 700 Doug Davis Drive, Hapeville, GA on September 20, 2022, at 6:00PM.

Times and places of additional public hearings on this tax increase are at the Municipal Court Complex, 700 Doug Davis Drive, Hapeville, GA on, September 27, 2022, at 6:00PM, and October 4, 2022, at 6:00PM.

This tentative increase will result in a millage rate of 15.729 mills, an increase of 1.03 mills above the rollback rate. Without this tentative tax increase, the millage rate will be no more than 14.699 mills. The proposed tax increase for a home with a fair market value of \$150,000 is approximately \$70.78 and the proposed tax increase for non-homestead property with a fair market value of \$150,000 is approximately \$94.37.

For more information, please contact Angel Pruitt at 404 669-2100 Ext. 2102 or visit www.hapeville.org.

☐ PROOF O.K. BY: _____ ☐ O.K. WITH CORRECTIONS BY: _____

PLEASE READ CAREFULLY • SUBMIT CORRECTIONS ONLINE

MA-316148 (100%)

ADVERTISER: CITY OF HAPEVILLE

SALES PERSON: MAR904

SIZE: 3X4

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