

**ASSESSMENT APPEALS BOARD MINUTES  
COUNTY OF SAN LUIS OBISPO  
STATE OF CALIFORNIA**

Monday, July 15, 2002

The Assessment Appeals Board of the County of San Luis Obispo, State of California, met in special adjourned session at 9:00 o'clock A.M., in the Board of Supervisors Chambers, County Government Center, San Luis Obispo, California.

PRESENT: Appeals Board Members Mr. Kem Weber, Ms. Jenele Buttery,  
and Chairperson Tom Baron

Alternate Members Ms. Trudy Jarratt and Mr. Tom Neve

ABSENT: None

Mr. Ed Olpin, Deputy County Counsel, is present and represents the Assessment Appeals Board.

Mr. Dick Frank, County Assessor, Ms. Lesa Silva and Mr. Jim Mallon, Deputy Assessors, are present and sworn.

This is the time set for members of the public wishing to address the Board on items not set on the Agenda. Chairperson Baron opens the floor without response.

Minutes for the May 10, 2002 hearing, are presented. **Thereafter, on motion of Mr. Weber, seconded by Ms. Buttery and unanimously carried, the minutes of the May 10, 2002 are approved as submitted and the Chairperson is instructed to sign the same.**

This is the time set for nominations for Chairperson for the 2002/2003 Assessment Year. **Thereafter, on motion of Ms. Buttery, seconded by Mr. Baron and unanimously carried, the Board appoints Mr. Kem Weber to serve as Chairperson of the Assessment Appeals Board for 2002/2003.**

This is the time set for nominations for Vice Chairperson for the 2001/2002 Assessment Year. **Thereafter, on motion of Mr. Weber, seconded by Mr. Baron and unanimously carried, the Board appoints Ms. Jenele Buttery to serve as Vice Chairperson of the Assessment Appeals Board for 2002/2003.**

**MR. BARON TURNS THE MEETING OVER TO MR. WEBER.**

This is the time set to consider the Calendar of Hearings for the 2001/2002 Assessment Year. The Clerk presents two options for the Board's consideration. The Board discusses a variation of Option 1. **Thereafter, on motion of Mr. Baron, seconded by Ms. Buttery and unanimously carried, Option 1 for the Calendar of Hearings for 2002/2003 Assessment Year is amended to delete the December 6, 2002 date and add March 21, 2003 and the Board approves the Calendar as amended.**

This is the time set to consider the Policies and Procedures for Operation and Conduct of Hearings before the Assessment Appeals Board. The Clerk states there are no changes being recommended this year however, an annual review and approval is required by State law; further, the Board should direct the Clerk to forward these to the Board of Supervisors for their approval. **Thereafter, on motion of Ms. Buttery, seconded by Mr. Baron and unanimously carried, the Policies and Procedures for Operation and Conduct of Hearings before the Assessment Appeals Board are approved as presented and the Board directs the Clerk to submit the Policies to the Board of Supervisors for their approval.**

This is the time set for Comments by the County Assessor. Mr. Frank states he has no comments at this time. **No action taken.**

**Application No. 2001-30, Mark R. Schrantz, APN 044,274,008, is presented.** Mr. Mark Schrantz and Mr. David Hamel are present and sworn. Mr. Mallon describes the property, indicates this was a vacant piece

of land at the time of filing, with the house being under construction; Date of Value is May 11,

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2000. Mr. Schrantz presents the Board with **Applicants Exhibit #2 -Tax Assessment Appeal Continuation Hearing and Applicants Exhibit #3 - Appraisal prepared by Dave Hamel**. Mr. Baron summarizes what the Board previously heard on this matter and the concerns by the Applicant with respect to a registered sex offender living next door to them. Mr. Schrantz summarizes his comments as outlined in Exhibit #2 and concerns that the Seller/Broker did not disclose the presence of a registered sex offender on the adjoining property. Chairperson Weber indicates he does not believe the Board can address the issue disclosure as it relates to the purchase. Mr. Hamel addresses the appraisal he prepared and presents **Applicants Exhibit #4 - Parcel B & Schrantz Data Set and Applicants Exhibit #5 - Parcel A Data Set, 7/15/2002**; addresses comparable sales information and comments he received from adjacent property owners. Mr. Schrantz indicates that the listing price for his property was \$235,000. Chairperson Weber questions whether Mr. Hamel found any other properties for sale that had sex offenders living next door to them, with Mr. Hamel responding. **(Mr. Ed Olpin, Deputy County Counsel is now absent and Mr. Jim Orton, Deputy County Counsel is now present and representing the Assessment Appeals Board.)** Mr. Mallon presents the Assessor's case and **Assessor's Exhibit A - Comparable Sales Information. Matter is fully discussed and thereafter, on motion of Mr. Baron, seconded by Ms. Buttery and unanimously carried, the Board holds the Roll Value for Application No. 2001-30, APN 044,274,008, Date of Value May 11, 2000, and fixes the full value of the Land at \$230,000.** The Applicant requests Findings of Fact.

On motion duly made and unanimously carried, the Assessment Appeals Board of the County of San Luis Obispo, State of California, does now adjourn to Friday, September 20, 2002 at 9:00 o'clock a.m. in the Board of Supervisors Chambers, County Government Center, San Luis Obispo, California.

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Chairperson

**ATTEST:**

**JULIE L. RODEWALD**, County Clerk-Recorder  
and Ex-Officio Clerk of the Assessment Appeals Board

By:

Deputy Clerk-Recorder

vms