



MINUTES

METROPOLITAN BOARD OF EQUALIZATION

Thursday, September 14, 2017

9:00 A.M./1:00 P.M.

Property Assessor's Office, Howard Office Building, 2nd Floor,
700 2nd Avenue South, Suite 210

I. Call To Order

II. Roll Call

Members present included: Mr. Don Turner, Ms. Glenda Chambers, and Ms. Rhonda Weaver. Derrick Hammond and Herman Ruben with the Property Assessor's office were also present.

III. Review and Approval of Minutes

Review and Approval of Minutes from Wednesday September 13, 2017, Motion by Glenda Chambers, second by Don Turner, unanimously approved.

IV. New Business

Appeals:

9:00 AM

Bakersouth-Hart Street, LLC
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 060 15 0 033.00
2610 Hart St, Nashville TN 37207

Motion to No Change the Total Value of \$818,900, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$95,400 and Improvement Value of \$723,500.

Bakersouth-Hart Street, LLC
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 060 15 0 077.00
2600 Hart St, Nashville TN 37207

Motion to No Change the Total Value of \$968,500, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$98,400 and Improvement Value of \$870,100.

American Paper & Twine Company
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 079 00 0 088.00
7400 Cockrill Bend Blvd, Nashville TN 37209

Motion to Change the Total Value to \$6,800,000, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$1,453,000 and Improvement Value reduced to \$5,347,000.

I & G Elliston, Inc.
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 092 15 0 127.00
2110 Elliston Pl, Nashville TN 37203

Motion to No Change the Total Value of \$28,071,800, by Glenda Chambers, second by Don Turner, unanimously approved. Land Value of \$2,940,000 and Improvement Value of \$25,131,800.

Regions Bank
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 096 09 0 133.00
301 Donelson Pike, Nashville TN 37214

Motion to Change the Total Value to \$1,588,700, by Glenda Chambers, second by Don Turner, unanimously approved. Land Value of \$252,700 and Improvement Value reduced to \$1,336,000.

Regions Bank
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 096 09 0 134.00
2800 Surrey Rd, Nashville TN 37214

Motion to No Change the Total Value of \$311,300, by Glenda Chambers, second by Don Turner, unanimously approved. Land Value of \$278,800 and Improvement Value of \$32,500.

Green & Little General Partner
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 117 11 0 054.00
3706 Hillsboro Pike, Nashville TN 37215

Motion to No Change the Total Value of \$4,555,800, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$3,430,400 and Improvement Value of \$1,125,400.

Green & Little General Partner
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 117 11 0 055.00
3706 Hillsboro Pike, Nashville TN 37215

Motion to No Change the Total Value of \$5,612,400, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$3,974,900 and Improvement Value of \$1,637,500.

Delpres Nashville, LLC
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 134 00 0 229.00
550 Metroplex Dr, Nashville TN 37211

Motion to Change the Total Value to \$28,000,000, by Glenda Chambers, second by Don Turner, unanimously approved. Land Value of \$4,879,500 and Improvement Value reduced to \$23,120,500.

Wirtgen America, Inc.
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 174 00 0 030.00
6030 Dana Way, Antioch TN 37013

Motion to Change the Total Value to \$6,800,000, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$1,445,300 and Improvement Value reduced to \$5,354,700.

Wirtgen America, Inc.
Brian Bishop with The Aegis Group, LLC appearing
Parcel ID 174 00 0 209.00
6040 Dana Way, Antioch TN 37013

Motion to Change the Total Value to \$4,414,000, by Glenda Chambers, second by Don Turner, unanimously approved. Land Value of \$865,100 and Improvement Value reduced to \$3,548,900.

11:00 AM

Mid-America Apartments, LP
David Schindler with Mid-America Apartments, LP appearing
Parcel ID 092 11 0 398.00
2400 Charlotte Ave, Nashville TN 37203

Motion to Change the Total Value to \$61,700,000, by Glenda Chambers, second by Don Turner, unanimously approved. Land Value of \$6,290,000 and Improvement Value reduced to \$55,410,000.

Mid-America Apartments, LP
David Schindler with Mid-America Apartments, LP appearing
Parcel ID 097 00 0 135.00
101 Hermitage Park Dr, Hermitage TN 37076

Motion to Change the Total Value to \$44,000,000, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$3,520,000 and Improvement Value reduced to \$40,480,000.

Mid-America Apartments, LP
David Schindler with Mid-America Apartments, LP appearing
Parcel ID 114 00 0 326.00
6900 Sonya Dr, Nashville TN 37209

Motion to Change the Total Value to \$61,500,000, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$3,464,000 and Improvement Value reduced to \$58,036,000.

Mid-America Apartments, LP
David Schindler with Mid-America Apartments, LP appearing
Parcel ID 142 00 0 322.00
2828 Old Hickory Blvd, Nashville TN 37221

Motion to Change the Total Value to \$49,800,000, by Don Turner, second by Glenda Chambers, unanimously approved. Land Value of \$2,800,000 and Improvement Value reduced to \$47,000,000.

1:00 PM Appeals

Roll Call:

Members present included: Mr. Bob Notestine, Ms. Glenda Chambers, and Mr. Derrick Starks. Derrick Hammond, Toni Traczek and Herman Ruben with the Property Assessor's office were also present.

1:00 PM

Janie Burke Ledyard
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 094 00 0 027.00
1122 Lebanon Pike, Nashville TN 37210

Motion to Change the Total Value to \$1,300,000, by Bob Notestine, second by Glenda Chambers, unanimously approved. Land Value of \$725,000 and Improvement Value reduced to \$575,000.

1221 Partners, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 105 13 0 096.00
2305 12th Ave S, Nashville TN 37204

Motion to No Change the Total Value of \$395,700, by Bob Notestine, second by Glenda Chambers, unanimously approved. Land Value of \$196,000 and Improvement Value of \$199,700.

1221 Partners, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 105 13 0 099.00
2311 12th Ave S, Nashville TN 37204

Motion to No Change the Total Value of \$823,600, by Bob Notestine, second by Glenda Chambers, unanimously approved. Land Value of \$803,700 and Improvement Value of \$19,900.

1221 Partners, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 105 13 0 437.00
2315 12th Ave S, Nashville TN 37204

Motion to Change the Total Value to \$1,518,400, by Bob Notestine, second by Glenda Chambers, unanimously approved. Land Value of \$659,100 and Improvement Value reduced to \$859,300.

Rollins Associates, LP
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 106 03 0 019.00
1419 Elm Hill Pike, Nashville TN 37210

Motion to Change the Total Value to \$3,000,000, by Glenda Chambers, second by Bob Notestine, unanimously approved. Land Value of \$775,600 and Improvement Value of \$2,224,400.

Rollins Associates, LP
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 106 07 0 055.00
1401 Poplar Ln, Nashville TN 37210

Motion to No Change the Total Value of \$1,395,600, by Glenda Chambers, second by Bob Notestine, unanimously approved. Land Value of \$368,000 and Improvement Value of \$1,027,600.

The Shop Trust, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 118 01 0 143.00
2702 12th Ave S, Nashville TN 37204

At the request of the appellant, this appeal is withdrawn.

The Shop Trust, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 118 01 0 144.00
2704 12th Ave S, Nashville TN 37204

Motion to No Change the Total Value of \$735,300, by Glenda Chambers, second by Bob Notestine, unanimously approved. Land Value of \$137,200 and Improvement Value of \$598,100.

1221 Partners, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 118 01 0 163.00
0 Paris Ave, Nashville TN 37204

Motion to No Change the Total Land Value of \$333,200, by Glenda Chambers, second by Bob Notestine, unanimously approved. Land Value of \$333,200.

1221 Partners, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 118 01 0 164.00
0 Paris Ave, Nashville TN 37204

Motion to Change the Total Land Value to \$250,000, by Glenda Chambers, second by Bob Notestine, unanimously approved. Land Value reduced to \$250,000.

1221 Partners, LLC
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 118 01 0 165.00
2814 12th Ave S #101, Nashville TN 37204

Motion to Change the Total Value to \$1,416,800, by Glenda Chambers, second by Bob Notestine, unanimously approved. Land Value of \$568,400 and Improvement Value reduced to \$848,400.

Charles A Howell, IV Et Ux.
Jay Catignani with Property Tax Consultants, appearing
Parcel ID 145 06 0 003.00
5871 Fredricksburg Dr, Nashville TN 37215

Motion to Change the Total Value to \$715,000, by Glenda Chambers, second by Bob Notestine, unanimously approved. Land Value of \$574,600 and Improvement Value reduced to \$140,400.

V. Adjournment

Motion to adjourn by Glenda Chambers, second by Bob Notestine, unanimously approved.

Meeting adjourned 2:25 PM.

ATTEST:

APPROVED:
