

VALUE ADJUSTMENT BOARD OF BRADFORD COUNTY, FLORIDA

November 7, 2024

9:30 A.M.

Bradford County Courthouse

945 North Temple Avenue

Starke, Florida 32091

MEETING MINUTES

BOARD MEMBERS PRESENT: County Commissioner Kenny Thompson, District 2
County Commissioner Danny Riddick, District 4
School Board Member Sheila Cummings, District 1
School Board Citizen Member Mike Prescott

BOARD MEMBERS NOT PRESENT: County Commission Citizen Matthew Carlton

ALSO PRESENT: Chief Deputy Clerk Rachel Rhoden; VAB Attorney Paul Sanders; Property Appraiser Kenny Clark; Deputy Property Appraiser Shelly Bowen; and Property Appraiser Staff Kimberly Duncan.

1. CHAIR - CALL BACK TO ORDER FROM AUGUST 27, 2024.

Chair Riddick called the meeting back to order at 9:30 a.m.

2. CHAIR - ACKNOWLEDGMENT OF QUORUM PRESENT.

Chair Riddick acknowledged that a quorum was present.

3. VAB ATTORNEY - ANNOUNCE COMPLIANCE WITH 12D-9.014 PRE-HEARING CHECKLIST REVIEW

Mr. Sanders announced compliance with the 12D-9.014 pre-hearing checklist.

4. VAB ATTORNEY - AUTHORIZE THE CHAIRMAN TO REVIEW, MAKE CORRECTIONS, AND APPROVE THE MINUTES OF HEARINGS ON PETITIONS FROM NOVEMEBR 7, 2024.

It was **MOVED** by Sheila Cummings and **SECONDED** by Mike Prescott to authorize the chairman to review, make corrections, and approve the minutes from November 7, 2024.

MOTION CARRIES 4-0

5. VAB CLERK - CONSIDER APPROVAL OF MINUTES FROM ORGANIZATION MEETING OF AUGUST 27, 2024.

It was **MOVED** by Sheila Cummings and **SECONDED** by Kenny Thompson to approve the minutes from the organizational meeting of August 27, 2024.

MOTION CARRIES 4-0

6. VAB CLERK - REPORT ON ALL WITHDRAWALS, SETTLEMENTS, AND ACKNOWLEDGMENTS OF CORRECTNESS.

Ms. Rhoden informed the board of 14 petitions that were filed and withdrawn.

Petition #	Reason for Petition	Name	Parcel/Account
1	Valuation	Melrose 1340 SE 5 th Avenue, LLC; Rep. Flanagan Bilton, LLC, c/o Spero Kopitas	06219-A-01100
2	Valuation	Vystar Credit Union; Rep. FirstPointe Advisors, LLC	04234-0-00000
3	Tangible Personal Prop.	Southeastern Grocers, SEG; Rep. Ryan Property Tax Servics, LLC	10170-000
4	Tangible Personal Prop.	Samson Merger Sub, LLC; Rep. Ryan Property Tax Services, LLC	05127-000
5	Tangible Personal Prop.	Aldi; Rep. Ryan Property Tax Services, LLC	00065-002
6	Tangible Personal Prop.	North Florida Regional at Starke; Rep. Matthew Schirack – Ryan, LLC	P08585-001
7	Valuation	Starke Apartments, Ltd; Rep. Russel Paine – Ryan, LLC	02345-0-00200
8	Tangible Personal Prop.	Walmart, Inc.;; Rep. Francisco Noboa	09650-025
9	Valuation	TAVACO Properties, RG Starke Holdings, LLC. Rep. Ryan, LLC	04229-0-00000
10	Valuation	Regency Centers, Parham William H. TRSSA @ 209 S. Temple Ave., LLC. Rep. Ryan, LLC	03173-0-00000
11	Valuation	TAVACO Properties, RG Starke Holdings, LLC. Rep. Ryan, LLC	04229-0-00200
12	Valuation	Royal American Management, Inc. Orangewood Preservation, LP. Rep. Ryan, LLC	04416-0-00100
13	Valuation	North Florida Regional Medical % HCA Holdings, Inc. Rep. Thomas Tucker	02943-0-00000
14	Valuation	Walmart, Inc.	04708-0-00200

Discussion - none

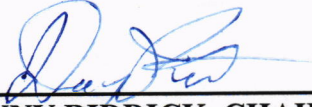
7. Hear Petitions. All filed petitions withdrew; no petitions heard.

8. PROPERTY APPRAISER - CERTIFICATION OF THE VALUE ADJUSTMENT BOARD (FORM DR-488)


Mr. Clark presented form DR-488 for certification by the chairman.

9. MEETING ADJOURNED at 9:37 a.m.

**VALUE ADJUSTMENT BOARD
BRADFORD COUNTY, FLORIDA**



DANNY RIDDICK, CHAIR

ATTEST: 

DENNY THOMPSON, CLERK OF THE COURTS

MINUTES PREPARED BY: 

RACHEL RHODEN, VAB CLERK

Meeting minutes approved on November 7, 2024