

TUESDAY HUDDLE OR: HOW I LEARNED TO STOP WORRYING AND LOVE THE BOARD OF EQUALIZATION

...AND SAVE THE COUNTY SOME DOUGH WHILE WE'RE AT IT.

GREENE COUNTY "COLLECTOR'S" OFFICE?

JULY 2024



AGENDA

- What is the BoE?
- We made changes!
- How did we improve?
- How much did we save?
- What our participants thought.





BOARD OF EQUALIZATION

- What is the BoE?
- What do they do?
- Make decisions about real and personal property
- How to they make those decisions?
- Eight-person board
- Composition
 - City/County Reps
 - Clerk's Office
 - Assessor's Office



BOARD OF EQUALIZATION

- Role of Assessor's Office
- Role of County Clerk's Office
- July annual valuation hearings
- Even though they meet monthly, the majority of their work is in July



Board of Equalization | 1956

BOARD OF EQUALIZATION

- Yearly Process
- Informal Hearings start in Spring
- What are Informal Hearings?
- Involves Assessor, Appraisers, & Property Owners
- Most cases are solved before going to the BoE
- Day in the Life (Hearing Day)





HEARINGS

INFORMAL

- 2019 | 2,780
- 2020 | 197
- 2021 | 1,521
- 2022 | 48
- 2023 | 1,062
- 2024 | 112

BoE

- 2019 | 124
- 2020 | 131
- 2021 | 96
- 2022 | 31
- 2023 | 183
- 2024 | 26



THE WAY THINGS USE TO BE

- Looked at ways to improve the process
- BoE Requirements?
- 10 copies per case per side
- Assessor's Office
- Appellant (Property Owner)
- Per page and monthly copier costs
- Paper savings/Less waste
- Time (Clerk/Assessor/Appellant)



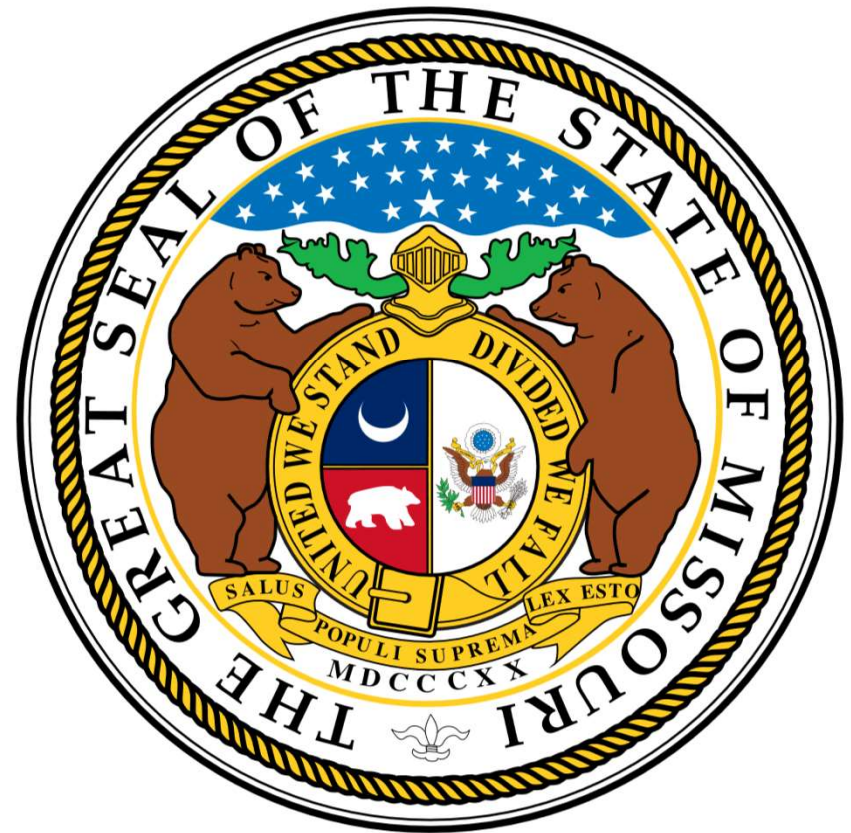
A photograph of a blue sign for the Historic Courthouse of the County of Greene. The sign features a tree logo and the text 'Historic Courthouse', 'COUNTY OF GREENE', and 'County Offices & Services'. In the background, there are trees with vibrant autumn foliage in shades of orange, red, and yellow, set against a clear blue sky. A stone pillar with a decorative top is also visible.

CHANGES WERE MADE

- **Technology**
 - Refreshed last gen field tablets
 - Kiosk Mode (Thomas Wertz IS)
 - Julia Carter (Clerk)
- **Scheduling**
 - Change to scheduling
 - No gaps in schedule
- **Cost**
 - Eliminated Paper Usage
 - Time (Assessor's Payroll)

COST SAVINGS

- Efficient Informal Hearings prevented unnecessary BoE Hearings
- 15,000 sheets of paper
- Time
- Saved \$12,392 in 2024
- BoE Members loved it





THE FUTURE

- Already planning for 2025
- Planning for higher case load
- 2025 is a reassessment year

QUESTIONS?



Christian Carroll & Bill O'Brien



wobrien@greencountymo.gov



[Board of Equalization | Greene County Clerk](#)



[Greene County Assessor's Office](#)