



Lumpkin County Board of Assessors
99 Courthouse Hill, Suite C
Dahlonega, GA 30533
(706) 864-2433

REGULAR MEETING MINUTES
LUMPKIN COUNTY ADMINISTRATION BUILDING

June 10, 2025
9:00 a.m.

Assessors present: Robert Pullen, Deborah Armstrong, Daniel Bosanko, and Jill Holman. Mickey Clark was absent. Also present: Danny Ziemer and Katie Sanders from the Assessor's office and Alan Ours, County Manager.

The meeting was called to order by Chairman Pullen at 9:04 a.m. in the conference room of the Lumpkin County Administration Building, 99 Courthouse Hill, Dahlonega, GA 30533.

Minutes of the May 13, 2025 meeting: Motion to approve was made by Mr. Bosanko with a second by Ms. Armstrong. Voted 4-0 in favor.

Old Business: None

New Business:

ACO Report: After Board review Mr. Bosanko made a motion to approve and Ms. Armstrong seconded. Board voted 4-0 in favor.

Homestead Exemptions: Motion to approve was made by Ms. Holman with a second by Mr. Bosanko. Voted 4-0 in favor.

Veterans Exemption: McConnell, David – Moore, Richard: After reviewing documents provided Ms. Armstrong made a motion to approve both applications and Mr. Bosanko seconded. Voted 4-0 in favor.

CUVA Removal/Breach: Littleton, Hanna (021-037 – 2019 – 14.00 acres) Ms. Vargas presented the Board an owner's request to remove a parcel from the CUVA program. The property is being sold and the new owner does not wish to continue in the program. After discussion Ms. Holman made a motion to approve and Mr. Bosanko seconded. Board voted 4-0 in favor.



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Mr. Ziemer informed the Board the 2025 assessment notices were mailed on May 19th with the last day for appeals being July 3rd. 17,720 real property notices were mailed along with 81 personal property notices. He stated that the field appraisers, Mr. Schlattmann and Ms. Jones, have been very effective at explaining the notices and educating the taxpayers on the valuations and various exemptions. Thus far 17 appeals have been filed. Mr. Ziemer went into detail of what information the notices contain and how it differs from prior years with the changes made by HB581.

Mr. Ziemer told the Board that 21 homestead applications have been received during the appeal period. HB581 added to the regulations that a taxpayer can apply for homestead during the 45-day appeal period and if approved would be valid for that year.

Mr. Ziemer presented the Board the preliminary ratios for the 1st quarter sales of 2026. He noted that the sales are in the early stages of review and analysis. The fair market improved and fair market vacant land sales for both residential and agricultural property fall within the acceptable limits.

With no further business a motion to adjourn was made by Ms. Armstrong and a second was made by Ms. Holman. Voted to adjourn at 9:41 a.m. 4-0.

Robert Pullen, Chairman

Daniel Bosanko, Vice-Chairman

Deborah Armstrong, Member

Mickey Clark, Member

Jill Holman, Member