



Board of Tax Assessors

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Regular Session

Minutes

770.254.2680

September 17, 2025

9:00 AM

Commission Chambers
37 Perry Street
Newnan, GA 30263

Board of Tax Assessors

Roll Call/Call to Order

Attendee Name	Title	Status
Mike Marchese	Chairman	Present
Sanina Moreland	Vice-Chairman	Present
Mickey Rogers	Board Member	Present
Beverly Ward	Board Member	Present
Charlene Barrow	Board Member	Present
Dean Henson	Chief Appraiser	Present
Angie Pough	Deputy Chief Appraiser	Present
Cheri McKinney	Clerk	Present

The Coweta County Board of Assessors met in Regular Meeting Session on Wednesday, September 17, 2025.

Meeting Called to Order

Chairman Marchese called the meeting to order at 9:00 AM.

Regular Session

Approval of Agenda

1. Request Approval of the Agenda

Motion to: Approve

The Board voted to approve the agenda for the September 17, 2025, Regular Meeting Session.

RESULT: Passed (UNANIMOUS)

MOVER: Beverly Ward

SECONDER: Sanina Moreland

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

Approval of Minutes

2. Request Approval/Execution of the Minutes from the Regular Meeting Session held on September 3, 2025

Motion to: Execute

The Board voted to execute the minutes from the Regular Meeting Session held on September 3, 2025.

RESULT: Passed (UNANIMOUS)

MOVER: Sanina Moreland

SECONDER: Beverly Ward

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

Unfinished Business

3. Update Regarding the 2023 Superior Court Appeal, 2024 Active Appeals and 2025 Appeals

Clerk McKinney explained that as of September 17, 2025, there are:

- 2023 Superior Court Appeals - 1 (Carlson)
- 2024 Active Appeals - 2 (Public Utilities CentryLink)
- 2025 Appeals
 - Superior Court - 2
 - 30 Day - 214
 - Active - 279
 - Arbitration - 0
 - Board of Equalization - 551
 - Hearing Officer - 34
 - Resolved - 395
 - Withdrawn - 13

New Business

4. Request Approval of Appeal

Clerk McKinney explained that Senior Appraiser Aron Sutton received an e-mail from Mrs. Angel Smith inquiring about the status of an appeal. Upon further review, it was determined that Mrs. Smith did not complete the online appeal process; therefore, her appeal was never officially received by the office.

Motion to: Deny

The Board voted to deny the request to accept an appeal that was not properly submitted through the online portal.

RESULT: Passed (UNANIMOUS)

MOVER: Beverly Ward

SECONDER: Sanina Moreland

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

5. Request a Refund for Tax Year 2024 for property located at 229 The Boulevard, Newnan

Clerk McKinney explained the staff received a request from Mrs. Elysia Woodhouse for a refund for Tax Year 2024 for Parcel # 073D-219, located at 229 The Boulevard, Newnan. The square footage was being assessed incorrectly.

Motion to: Execute

The Board voted to execute a refund for Tax Year 2024 for Parcel #: 073D-219, located at 229 The Boulevard, Newnan.

RESULT: Passed (UNANIMOUS)

MOVER: Sanina Moreland

SECONDER: Charlene Barrow

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

6. Request for Removal of Non-Disclosure

Clerk McKinney explained that staff received a request from Mrs. Cynthia Wood to remove non-disclosure status from parcel #: 137-1126-068, located at 215 Township Drive Senoia.

Motion to: Approve

The Board voted to approve the removal of non-disclosure on Parcel #: 137-1126-068, located at 215 Township Drive, Senoia.

RESULT: Passed (UNANIMOUS)

MOVER: Charlene Barrow

SECONDER: Sanina Moreland

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

7. Request for Non-Disclosure

Clerk McKinney explained that the staff is in receipt of a request to add non-disclosure status to Parcel #: 037-4032-021.

Motion to: Approve

The Board voted to approve the non-disclosure status on Parcel #: 037-4032-021.

RESULT: Passed (UNANIMOUS)

MOVER: Beverly Ward

SECONDER: Charlene Barrow

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

Motion to: Amend

The Board voted to amend the agenda to add Certification of Hearing Officer appeals to Superior Court.

RESULT: Passed (UNANIMOUS)

MOVER: Beverly Ward

SECONDER: Charlene Barrow

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

Chief Appraiser Henson explained the staff has prepared Hearing Officer appeals for submission to Superior Court.

Motion to: Approve

The Board voted to approve the Certification of Hearing Officer appeals to Superior Court.

RESULT: Passed (UNANIMOUS)

MOVER: Mickey Rogers

SECONDER: Charlene Barrow

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

8. Request Approval/Execution of Account Change Order (ACO's) and Waiver and Release Forms

Chief Appraiser Henson Distributed the Account Change Order (ACO's) and Waiver and Release Forms for execution by the Board.

Motion to: Execute

The Board voted to execute Account Change Order (ACO's) and Waiver and Release Forms.

RESULT: Passed (UNANIMOUS)

MOVER: Mickey Rogers

SECONDER: Charlene Barrow

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

Status Update

Adjournment

Motion to: Adjourn

The Board voted to adjourn the September 17, 2025, Regular Meeting Session.

RESULT: Passed (UNANIMOUS)

MOVER: Sanina Moreland

SECONDER: Mickey Rogers

AYES: Mike Marchese, Charlene Barrow, Mickey Rogers, Sanina Moreland, Beverly Ward

Chairman

Read, approved, and adopted this
The _____ day of _____, 2025

ATTEST: _____
Clerk