



MINUTES

METROPOLITAN BOARD OF EQUALIZATION

Wednesday June 19, 2019

9:00 A.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. Derrick Starks, Ms. Mara Thompson, Mr. Kamal Saba, Mr. Bob Notestine and Ms. Jacqueline Kelly. Also present were Jason Bobo with Metro Legal, Herman Ruben and Derrick Hammonds with the Office of the Property Assessor.

III. Review and Approval of Minutes

Motion by Mara Thompson, second by Bob Notestine, unanimously approved, to approve the minutes from the June 18, 2019 MBOE meeting.

IV. Appeals:

9:00 AM

HCA Realty, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 14 0 041.00
2555 Park Plaza, Nashville TN 37203

Motion to Change the total value to \$43,700,000, by Bob Notestine, second by Mara Thompson, unanimously approved. Land Value of \$13,569,000 and Improvement Value reduced to \$30,131,000. (This value is determined from the Sales Ratio of 0.8477)

GHC-Galen Health Care, LLC.
Mark Bedford w/Altus Group
Parcel ID 092 14 0 089.00
1 Park Plaza, Nashville TN 37203

Motion to Change the total value to \$73,500,000, by Jacqueline Kelly, second by Bob Notestine, unanimously approved. Land Value of \$22,106,700 and Improvement Value reduced to \$51,393,300. (This value is determined on the Sales Ratio of 0.8477)

GHC-Galen Health Care, LLC.
Mark Bedford w/Altus Group
Parcel ID 092 14 0 090.00
2545 Park Plaza, Nashville TN 37203

Motion to No Change the total value of \$13,757,300, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value of \$9,452,500 and Improvement Value of \$4,304,800.

HCA Realty, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 15 0 034.00 001
0 23rd Ave N, Nashville TN 37203

Motion to No Change the total value of \$4,090,800, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Improvement Value of \$4,090,800.

WCP Properties, LLC
Mark Bedford w/Altus Group
Parcel ID 093 05 0 198.00 001
0 Dr. Martin L King, Jr Blvd, Nashville TN 37203

Motion to No Change the total value of \$49,938,600, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Improvement Value of \$49,938,600.

WCP Properties, LLC
Mark Bedford w/Altus Group
Parcel ID 093 05 0 200.00 001
0 11th Ave N, Nashville TN 37203

Motion to No Change the total value of \$572,800, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Improvement Value of \$572,800.

IDB
Mark Bedford w/Altus Group
Parcel ID 120 00 0 158.00
1 Dell Pkwy, Nashville TN 37217

Motion to No Change the total value of \$57,423,800, by Mara Thompson, second by Kamal Saba, unanimously approved. Land Value of \$4,041,000 and Improvement Value of \$53,382,800.

Dell USA, L.P.
Mark Bedford w/Altus Group
Parcel ID 120 00 0 158.00 001
0 Dell Pkwy, Nashville TN 37217

Motion to No Change the total value of \$7,900,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Improvement Value of \$7,900,000.

HCA Health Services of Tennessee, Inc.
Mark Bedford w/Altus Group
Parcel ID 147 07 0 112.01
391 Wallace Rd, Nashville TN 37211

Motion to No Change the total value of \$30,000,000, by Jacqueline Kelly, second by Mara Thompson, unanimously approved. Land Value of \$4,238,800 and Improvement Value of \$25,761,200.

10:15 AM

HCA Realty, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 10 0 438.00
0 Felicia St, Nashville TN 37209

Motion to Change the total Land value to \$15,250,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value reduced to \$15,250,000. (This value is determined by reducing the land to \$57 price per square foot and from the Sales Ratio of 0.8477)

HCA Health Services of TN, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 11 0 236.00
2221 Murphy Ave, Nashville TN 37203

Motion to No Change the total value of \$42,806,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value of \$8,976,800 and Improvement Value of \$33,829,200.

HCA Realty, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 11 0 255.00
2211 Patterson St, Nashville TN 37203

Motion to Change the total value to \$2,621,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value reduced to \$2,546,000 and Improvement Value of \$74,100. (This value is determined by reducing the land to \$57 price per square foot and from the Sales Ratio of 0.8477)

HCA Health Services of Tennessee, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 11 0 377.00
345 24th Ave N, Nashville TN 37203

Motion to Change the total value to \$4,025,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value reduced to \$3,894,000 and Improvement Value of \$131,000. (This value is determined by reducing the land to \$57 price per square foot and from the Sales Ratio of 0.8477)

HCA Health Services of Tennessee, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 11 0 390.00 004
2400 Parman Pl, Nashville TN 37203

Motion to Change the total Land value to \$2,063,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value reduced to \$2,063,000. (This value is determined by reducing the land to \$57 price per square foot and from the Sales Ratio of 0.8477)

HCA Realty, Inc. ET AL
Mark Bedford w/Altus Group
Parcel ID 092 14 0 096.00
0 28th Ave N, Nashville TN 37209

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

Health & Educational Facilities Board of Metro Govt.
Mark Bedford w/Altus Group
Parcel ID 092 15 0 034.00
311 2rd Ave N, Nashville TN 37203

Motion to Change the total Land value to \$7,872,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value reduced to \$7,872,000. (This value is determined by reducing the land to \$57 price per square foot and from the Sales Ratio of 0.8477)

HCA Realty, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 15 0 076.00
2221 Patterson St, Nashville TN 37203

Motion to Change the total value to \$387,100, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value reduced to \$379,000 and Improvement Value of \$8,100. (This value is determined by reducing the land to \$57 price per square foot and from the Sales Ratio of 0.8477)

HCA Realty, Inc.
Mark Bedford w/Altus Group
Parcel ID 092 15 0 076.01
2219 Patterson St, Nashville TN 37203

Motion to Change the total Land value to \$411,000, by Bob Notestine, second by Jacqueline Kelly, unanimously approved. Land Value reduced to \$411,000. (This value is determined by reducing the land to \$57 price per square foot and from the Sales Ratio of 0.8477)

V. Adjournment

Motion to adjourn by Bob Notestine, second by Jacqueline Kelly, unanimously approved.

Meeting adjourned 11:32 AM.

ATTEST:

APPROVED:
