

REQUEST FOR BOARD ACTION

HENDERSON COUNTY

BOARD OF COMMISSIONERS

MEETING DATE: 3 February 2020

SUBJECT: Tax Collector's Report
Order Advertising Taxes

PRESENTER: Darlene Burgess
Charles Russell Burrell

ATTACHMENT(S): Proposed Order allowing advertisement of liens

SUMMARY OF REQUEST:

The February Tax Collector's report (required by N.C. Gen. Stat. §105-369(a)) is presented for the Board's information. Among the data presented is the amount of delinquencies for the 2019 tax year.

The Board is required each February to order the publication of the tax lien notification for tax year 2019 to delinquent tax payers by N.C. Gen. Stat. §105-369(a).

County staff will be present and prepared if requested to give further information on this matter.

BOARD ACTION REQUESTED:

Adoption of the Order advertising tax liens.

If the Board is so inclined, the following motion is suggested:

I move that the Board enter the proposed Order directing the Tax Collector to advertise the delinquent real property tax liens for 2019. I further direct the Tax Collector to publish such advertisement pursuant to the General Statutes.



HENDERSON COUNTY TAX COLLECTOR

200 North Grove Street, Suite 66
Hendersonville, NC 28792
Phone: 828-697-5595
www.hendersoncountync.gov/tax
taxdept@hendersoncountync.gov

Darlene Burgess
Tax Administrator

Kevin Hensley
Assistant County Assessor

Luke Small
Deputy Tax Collector

February 3, 2020

Henderson County Board of Commissioners
1 Historic Courthouse Square
Hendersonville, NC 28792

Re: Tax Collector's Report to Board of Commissioners (Meeting date: February 3, 2020)
Report of Unpaid Taxes That Are Liens on Real Property, Per NCGS 105-369

Dear Henderson County Commissioners:

In accordance with NCGS 105-369, the tax collector must report to the board the total amount of unpaid taxes for the current fiscal year that are liens on real property. Upon receipt of this report the board is directed by statute to order the advertisement of such liens. As instructed by NCGS 105-369, advertisement of tax liens need only be published one time March 1 through June 30 in a single newspaper of general circulation.

2019 Annual Tax Billing & Collections Summary as of January 21, 2020

2019 Beginning Charge:	\$84,274,124.71		2018 Beginning Charge:	\$73,219,798.97
Discoveries & Imm. Irreg.:	\$1,254,883.64		Discoveries & Imm. Irreg.:	\$807,830.45
Releases & Refunds:	(\$966,955.86)		Releases & Refunds:	(\$485,564.69)
Net Charge:	\$84,562,052.49		Net Charge:	\$73,542,064.73
Unpaid Taxes:	\$3,966,409.23		Unpaid Taxes:	\$3,462,930.88
Amount Collected:	\$80,595,643.26		Amount Collected:	\$70,079,133.85
Percentage Collected:	95.31%		Percentage Collected:	95.29%
Through:	21-Jan-2020		Through:	24-Jan-2019

It is my recommendation that tax year 2019 tax liens be advertised once on March 11 or 18, 2020. Final date selection will be based on staff's timely preparation to meet print deadlines in accordance with Henderson County's legal advertising agreement with The *Hendersonville Lightning*.

Respectfully submitted,

Darlene Burgess
Tax Administrator

Luke Small
Deputy Tax Collector



HENDERSON COUNTY TAX COLLECTOR

200 North Grove Street, Suite 66

Hendersonville, NC 28792

Phone: 828-697-5595

www.hendersoncountync.gov/tax

taxdept@hendersoncountync.gov

Darlene Burgess
Tax Administrator

Kevin Hensley
Assistant County Assessor

Luke Small
Deputy Tax Collector

February 3, 2020

Henderson County Board of Commissioners

1 Historic Courthouse Square

Hendersonville, NC 28792

Re: Tax Collector's Report to Board of Commissioners (Meeting date: February 3, 2020)

Progress Report on Delinquent Tax Collection Actions for FY2019-2020

Dear Commissioners:

Each year as part of the annual Order of Collection, the Tax Collector is authorized, empowered, and commanded to collect the annual taxes as well as continue collection efforts on prior-years' unpaid taxes. Henderson County continues to see high collection rates through fair and equitable tax collection.

Fiscal Year 2019-2020 has yielded \$623,863.58 in revenue to date. This revenue reflects 60.28% of the budgeted goal of \$1,035,000 specific to prior-year tax collection efforts. While each enforced collection action initiated is not always successful, our staff tirelessly works through all available remedies to collect delinquent tax.

Since July 1, 2019, the Tax Collections staff has initiated the following enforced collection actions:

Action Type	# Cases Started in FY2018-2019	Potential Collection FY2018-2019	# Cases Started in FY2018-2019	Potential Collection FY2018-2019
Bank Attachments	88	\$ 90,936	80	\$ 91,322
Wage Garnishments	211	\$ 73,016	186	\$ 65,398
Rent Attachments	1	\$ 975	1	\$ 705
Monies Attachment	46	\$ 30,786	62	\$ 44,231
Debt Setoff	212	\$ 65,291	242	\$ 85,494
Payment Arrangements	165	\$ 342,449	133	\$ 268,812
Foreclosure Actions	233	\$ 255,864	173	\$ 125,725
Total	956	\$ 859,317	877	\$ 681,687

Collection enforcement methods continue to contribute to our goal of keeping collections fair and equitable while also providing additional revenue to the County's annual budget. During the past several years, property tax has been collected sooner, leading to a reduction in the amount of delinquent tax outstanding at the beginning of each fiscal year. In addition to our Collections' staff dedication to enforcing the payment of tax, we believe the current method of collecting tax on motor vehicles and increased annual collections have been beneficial in elevating our collection percentage.

Thank you for the support you have given Henderson County's Tax Department. If you have questions of need additional information, please feel free to contact me.

Darlene Burgess
Tax Administrator

Luke Small
Deputy Tax Collector

STATE OF NORTH CAROLINA
COUNTY OF HENDERSON COUNTY

BEFORE THE HENDERSON COUNTY
BOARD OF COMMISSIONERS

IN THE MATTER OF THE ADVERTISEMENT OF TAX LIENS

ORDER

Having received the report of the Henderson County Tax Collector dated February 3, 2020, which report indicates that there exist unpaid taxes for Tax Year 2019 of \$ 3,966,409.23, it appears to the Board of Commissioners of Henderson County and the Board so finds that it is appropriate and necessary to advertise, pursuant to N.C. Gen. Stat. §105-369, Tax Liens on Real Property for Failure to Pay Taxes.

WHEREFORE, IT IS ORDERED that the Henderson County Tax Collector proceed to advertise the tax liens pursuant to N.C. Gen. Stat. §105-369.

Unanimously adopted, this 3rd day of February 2020.

HENDERSON COUNTY BOARD OF COMMISSIONERS

By: _____
GRADY HAWKINS, Chairman

Attest:

TERESA L. WILSON, Secretary to the Board

