

Issue Analysis Form



Date: January 10, 2023
Item: Ordinance Changing Dates
Related to Assessment of
New Buildings Substantially
Completed
Lead Department(s): County Attorney/Assessor
Contact Person(s): Dan Whitten/Brian Gordineer

Description and Current Status

Section 74-198 states buildings substantially completed or fit for use and occupancy prior to November 1 of the year of completion shall be assessed by the assessor. This date for assessments is based on a calendar tax year. Prince George County has adopted a fiscal tax year.

Virginia Code Section 58.1-3010 provides that dates in the Code relative to taxes should be interpreted according to the fiscal tax year.

The amendment to Section 74-198 will adjust dates to the fiscal tax year.

A draft ordinance is attached for consideration; a motion approving authority to advertise the ordinance for a public hearing on February 14, 2023, is requested.

This Ordinance shall be effective immediately.

Sample Motion: I move that the Board approve advertisement of an Ordinance for a public hearing on February 14, 2023 changing dates related to the assessment of new buildings substantially completed.

Government Path

- | | | |
|---|---|--|
| Does this require IDA action? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Does this require BZA action? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Does This require Planning Commission Action? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Does this require Board of Supervisors action? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| Does this require a public hearing? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| If so, before what date? | <input type="checkbox"/> Yes | <input type="checkbox"/> No |

Board of Supervisors
County of Prince George, Virginia

Resolution

At a regular meeting of the Board of Supervisors of the County of Prince George held in the Boardroom, Third Floor, County Administration Building, 6602 Courts Drive, Prince George, Virginia, this 10th day of January, 2023:

Present:

Floyd M. Brown, Jr.
Alan R. Carmichael
Donald Hunter
Marlene J. Waymack
T. J. Webb

Vote:

A-7

On motion of _____, seconded by _____, which carried unanimously, the following Resolution was adopted:

**RESOLUTION; AUTHORITY TO ADVERTISE AN ORDINANCE TO AMEND
“THE CODE OF THE COUNTY OF PRINCE GEORGE, VIRGINIA,”
AS AMENDED, BY AMENDING §74-198 TO CHANGE THE DATES
RELATED TO THE ASSESSMENT OF NEW BUILDINGS
SUBSTANTIALLY COMPLETED**

NOW, THEREFORE, BE IT RESOLVED, that the Board Of Supervisors of the County of Prince George this 10th day of January, 2023, does hereby authorize the advertisement of a public hearing on February 14, 2023 for an Ordinance to Amend “The Code of the County of Prince George, Virginia,” as amended, by amending §74-198 to change the dates related to the assessment of new buildings substantially completed.

A Copy Teste:

Jeffrey D. Stoke
County Administrator

**ORDINANCE TO AMEND § 74-198 OF “THE CODE OF THE COUNTY OF
PRINCE GEORGE, VIRGINIA”, 2005, AS AMENDED,
TO CHANGE THE DATES RELATED TO THE ASSESSMENT OF NEW
BUILDINGS SUBSTANTIALLY COMPLETED**

BE IT ORDAINED by the Board of Supervisors of Prince George County:

- (1) *That § 74-198 of The Code of the County of Prince George, Virginia, 2005, as amended, is amended as follows:*

CHAPTER 74 TAXATION

Article VII. REAL PROPERTY TAX GENERALLY

DIVISION 1. – GENERALLY

Sec. 74-198 Assessment of new buildings substantially completed.

In accordance with Code of Virginia, § 58.1-3292, all new buildings substantially completed or fit for use and occupancy prior to ~~November 1~~ **May 1** of the year of completion shall be assessed by the assessor when such building is so completed or fit for use and occupancy. No partial assessment as provided herein shall become effective until information as to the date and amount of such assessment is recorded in the office of the treasurer and made available for public inspection. The taxes on any such new building for that year shall be the sum of (i) the tax upon the assessment of the completed building computed according to the ratio which the portion of the year such building is substantially completed or fit for use and occupancy bears to the entire year, and (ii) the taxes upon the assessment of such new building as it existed on ~~January 1~~ **July 1** of that assessment year, computed according to the ratio which the portion of the year such building was not substantially completed or fit for use and occupancy bears to the entire year. With respect to any assessment made under this section after September 1 of any year, the penalty for nonpayment by ~~December 5~~ **June 5** provided in section 74-1 shall be extended to ~~February 5~~ **April 5** of the succeeding year.

- (2) *That this Ordinance shall be effective upon adoption.*