

BILL SUMMARY
2nd Session of the 58th Legislature

Bill No.:	HB 4413
Version:	INT
Request Number:	9898
Author:	Rep. Dick Lowe
Date:	3/17/2022
Impact:	County Assessors

**Any Potential Cost
Dependent on Terms for Service**

Research Analysis

HB4413, as introduced, relates to third-party appraisers hired by a county assessor to assist with property valuations. The measure:

- requires county assessors to consult with the Oklahoma Tax Commission prior to appointing a third party appraiser to assist with valuations for nonresidential property;
- makes the service contract and certain communications between the county assessor and the appraiser subject to the Open Records Act;
- prohibits appraisers from participating in valuation negotiations, protests or appeals unless each service is contracted separately; and
- establishes qualification requirements to be an appraiser for the county. The appointee must be a state-certified general appraiser and must have completed the assessor training advanced accreditation program provided through the Oklahoma State University Center for Local Government Technology.

Prepared By: Quyen Do

Fiscal Analysis

The measure provides the opportunity for county assessors to appoint, or request the Oklahoma Tax Commission to assign, an appraiser to assist the assessor in the valuation of properties. Current law provides for the use of appraisers in an advisory capacity. Any costs associated with the added provisions will depend on the terms of any arrangements between the assessor and an appraiser.

Prepared By: Mark Tygret

Other Considerations

None.