

COUNTY OF HENRICO, VIRGINIA
BOARD OF REAL ESTATE REVIEW AND EQUALIZATION
REGULAR MEETING
October 15, 2025

Minutes of a regular meeting of the Board of Real Estate Review and Equalization held on October 15, 2025, at 8:30 a.m., in the Board Room of the Administration Building, Parham Road.

Present: Mr. Robert Marshall, Chairman
 Mr. Joe Marchetti, Jr., Vice Chairman
 Ms. Norma Harris, Secretary
 Mr. John Jay Schwartz
 Ms. Marian Martin

Also Present: Mr. Jason Hughes, Real Estate Assessment Division Director
 Mr. David Patterson, Real Estate Assistant Division Director
 Ms. Lynda Carter-Tubbs, Commercial Appraiser Supervisor
 Ms. Grace Zhang, Senior Appraiser
 Ms. Megan Ambrose, Business Supervisor
 Mr. Brian Steele, Corresponding Secretary
 Ms. Gia Short-Smith, Recording Secretary

The Chairman, Mr. Robert Marshall, called the meeting to order.

Mr. Marshall asked if there were any changes to the minutes of the Board meeting on October 1, 2025. The minutes were approved as presented.

Mr. Hughes informed the Board that this is the last meeting for the 2025 reassessment period.

Mr. Schwartz moved to approve the twenty-seven cases not contested by the property owners as presented by the County in the attached agenda. Ms. Martin seconded the motion. The vote of the Board was as follows:

Yes: Marshall, Marchetti, Harris, Schwartz, Martin
No: None

The Board heard case 304 for FVD Real Estate Corporation, presented by Michael Owen with Ryan, LLC, who stated the improvement assessment was not at market value. Ms. Zhang presented the case for the County. Mr. Marchetti moved to accept the County's recommendation. Ms. Martin seconded the motion. The vote of the Board was as follows:

Yes: Marshall, Marchetti, Harris, Martin
No: Schwartz

The Board heard case 354 for FDS Suntrust Center LLC, presented by Michael Owen with Ryan, LLC, who stated the improvement assessment was not at market value. Ms. Zhang presented the case for the County. Mr. Marchetti moved to reduce the total assessed value to \$39,820,700. Mr. Schwartz seconded the motion. The vote of the Board was as follows:

Yes: Marshall, Marchetti, Harris, Schwartz, Martin

No: None

The Board heard case 255 for MMAC 300 Brookfield Commons VA LLC and case 318 for HCA Health Services of VA Inc. Suzanne Ross with Ryan, LLC did not appear before the Board. Mr. Schwartz moved to accept the County's recommendation. Ms. Martin seconded the motion. The vote of the Board was as follows:

Yes: Marshall, Marchetti, Harris, Schwartz, Martin

No: None

Case 180 for Central VA Hospital LLC, was not contested by the property owner. Mr. Schwartz moved to accept the County's recommendation. Ms. Martin seconded the motion. The vote of the Board was as follows:

Yes: Marshall, Marchetti, Harris, Schwartz, Martin

No: None

The next meeting is scheduled for Wednesday, January 21, 2026.

There being no further business, the meeting was adjourned.



Norma Harris, Secretary