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services that we're getting, and therefore we need you to lower our rates. That's what they need to say to their local governments. The fact of the matter is, Nebraskans and taxpayers in Douglas County are not saying that to their local governments. They are not holding accountable their local governments. And taxpayers need to understand this and then need to make their voices heard to their local governments about how much property taxes that they pay. There's no other way around it. We can do the things that we have done in the Legislature, we can put lids on and we can kind of shape and twist and turn and tweak how property taxes get collected and how much property taxes get collected, but ultimately, it is local government that has got to be held accountable. And I want to make sure that the message is sent out to the people of Nebraska, the people of Douglas County, that if you want to see your property taxes go down, then you must make your voices heard to your city, to your county governments, to your school district, to all of those entities that collect property taxes and expend property taxes. And if you don't do that, you will not see any difference in your property tax bill. Thank you.

SENATOR COORDSEN: Thank you. Senator Wickersham, please.

SENATOR WICKERSHAM: Mr. President, it's difficult to respond to some of the arguments when people say that they think that the valuations in their county are in some respect not appropriate by their lights. But the fact of the matter is that we have come a very, very, very long way in our process and our systems and our means for determining whether or not valuations in a county are appropriate and meet the constitutional standard. We ought to recall that we created the TERC in response to a situation that most people deemed as being too political. That was the old State Board of Equalization. Many, many people thought that...whether it was right or wrong...they thought the decisions of the old State Board of Equalization were too political. So we formed TERC and we attempted to insulate it from politics. And guess what; it turns out we don't like the nonpolitical decisions either. But the nonpolitical decisions that we've asked TERC to make are based on statistics that are developed within the counties, they are based on information provided to the property tax administrator's office and to the TERC by the county assessor, and ultimately, by the records of