**South Carolina General Assembly**

120th Session, 2013-2014

**H. 4649**

**STATUS INFORMATION**

General Bill

Sponsors: Reps. Toole, Atwater, Huggins, Spires, Kennedy, Bingham and Quinn

Document Path: l:\council\bills\bh\26052dg14.docx

Introduced in the House on February 18, 2014

Currently residing in the House Committee on **Ways and Means**

Summary: Four percent assessment ratio

**HISTORY OF LEGISLATIVE ACTIONS**

Date Body Action Description with journal page number

2/18/2014 House Introduced and read first time ([House Journal‑page 25](file:///H:\HJ%20Archive\2014\02-18-14.docx))

2/18/2014 House Referred to Committee on **Ways and Means** ([House Journal‑page 25](file:///H:\HJ%20Archive\2014\02-18-14.docx))

**VERSIONS OF THIS BILL**

[2/18/2014](file:///p:\pprever\2013-14\4649_20140218.docx)

**A** **BILL**

TO AMEND SECTION 12‑43‑220, CODE OF LAWS OF SOUTH CAROLINA, 1976, RELATING TO THE FOUR PERCENT SPECIAL ASSESSMENT RATIO, SO AS TO PROVIDE THAT, IN CERTAIN SITUATIONS, IF A PERSON RECEIVES THE FOUR PERCENT ASSESSMENT RATIO WHEN THE PERSON WAS NOT ELIGIBLE, ANY PAYMENT IN ERROR IS CONSIDERED PARTIAL PAYMENT AND THE PERSON OWES THE BALANCE AT THE CORRECT ASSESSMENT RATIO PLUS A PENALTY ON THE BALANCE; AND TO AMEND SECTION 12‑54‑85, RELATING TO THE TIME LIMITATION ON THE ASSESSMENT OF TAXES AND FEES, SO AS TO DISALLOW ASSESSMENTS AFTER THIRTY‑SIX MONTHS, AND TO PROVIDE THAT A TAXPAYER MAY MAKE A CLAIM FOR A REFUND ON REAL PROPERTY WITHIN THREE YEARS OF PAYMENT INSTEAD OF TWO YEARS.

Be it enacted by the General Assembly of the State of South Carolina:

SECTION 1. A. Section 12‑43‑220(c)(2)(vii) of the 1976 Code is amended to read:

“(vii) ~~If~~ Notwithstanding any other provision of law, if a person signs the certification, obtains the four percent assessment ratio, and is thereafter found not eligible, or thereafter loses eligibility and fails to notify the assessor within six months, then any amount paid by the person is deemed to be a lawful partial payment, and the person owes the balance of the tax due at the appropriate assessment ratio for each year in which the property was ineligible for the four percent assessment ratio. Additionally, a penalty is imposed equal to ~~one hundred percent of the tax paid, plus interest on that amount at the rate of~~ one and one‑half ~~of one~~ percent a ~~month~~ year on the balance due, but in no case less than thirty dollars nor more than the ~~current year’s~~ taxes due for the property tax year ending on the most recent December thirty-first. This penalty ~~and any interest are~~ is considered ad valorem taxes due on the property for purposes of collection and enforcement. For purposes of the penalty, any part of a year is deemed a whole year.”

B. This SECTION applies to penalties incurred for property taxes in property tax years beginning after 2013 and all property tax years within three years thereof.

SECTION 2. Section 12‑54‑85(C) of the 1976 Code is amended to read:

“(C) ~~Taxes may be determined and assessed after the thirty‑six month limitation if:~~

~~(1)~~ ~~there is fraudulent intent to evade the taxes;~~

~~(2)~~ ~~the taxpayer failed to file a return or document as required by law;~~

~~(3)~~ ~~there is a twenty percent understatement of the total of all taxes required to be shown on the return or document. The taxes in this case may be assessed at any time within seventy‑two months from the date the return or document was filed or due to be filed, whichever is later. For the purpose of this item, the total of all taxes required to be shown on the return is the total of all taxes required to be shown on the return before any reduction for estimated payments, withholding payments, other prepayments, or discount allowed for timely filing of the return and payment of the tax due, but that amount must be reduced by another credit that may be claimed on the return;~~

~~(4)~~ ~~the person liable for any taxes consents in writing, before the expiration of the time prescribed in this section for assessing taxes due, to the assessment of the taxes after the time prescribed by this section; or~~

~~(5)~~ ~~the tax is a use tax imposed under Chapter 36 of this title, or a local use tax administered and collected by the department on behalf of a local jurisdiction, and the assessment of the use tax is the result of information received from, or as a result of exchange agreements with, other state or local taxing authorities, regional or national tax administration organizations, or the federal government. The use taxes in this case may be assessed at any time within twelve months after the department receives the information, but no later than seventy‑two months after the last day the use tax may be paid without penalty.~~ Reserved”

SECTION 3. Section 12‑54‑85(F) of the 1976 Code is amended by adding an appropriately numbered item to read:

“( ) Notwithstanding any other provision of this subsection, claims for credit or refund for real property must be filed within three years from the date the tax was paid.”

SECTION 4. SECTIONS 1 and 2 take effect upon approval by the Governor and apply to applicable penalties and assessments arising after property tax year 2013 and any open period in excess of three years. SECTION 3 takes effect upon approval by the Governor and applies to applicable credits and refunds arising after property tax year 2013 and any open period less than three years. However, no refund is allowed on account of the amendments contained in this act.

‑‑‑‑XX‑‑‑‑