

2025 Conferences

WSACA Legislative Conference
January 28-30, 2025
Olympia

WSACA 127th Annual Conference
June 9-12, 2025
Walla Walla, WA
Hosted by Walla Walla County

WACO 67th Annual Conference
September 30-October 2, 2025
Tri-Cities

WSACA Legislative Conference
January 26-29 2026
Olympia



2025 WASHINGTON STATE ASSESSORS



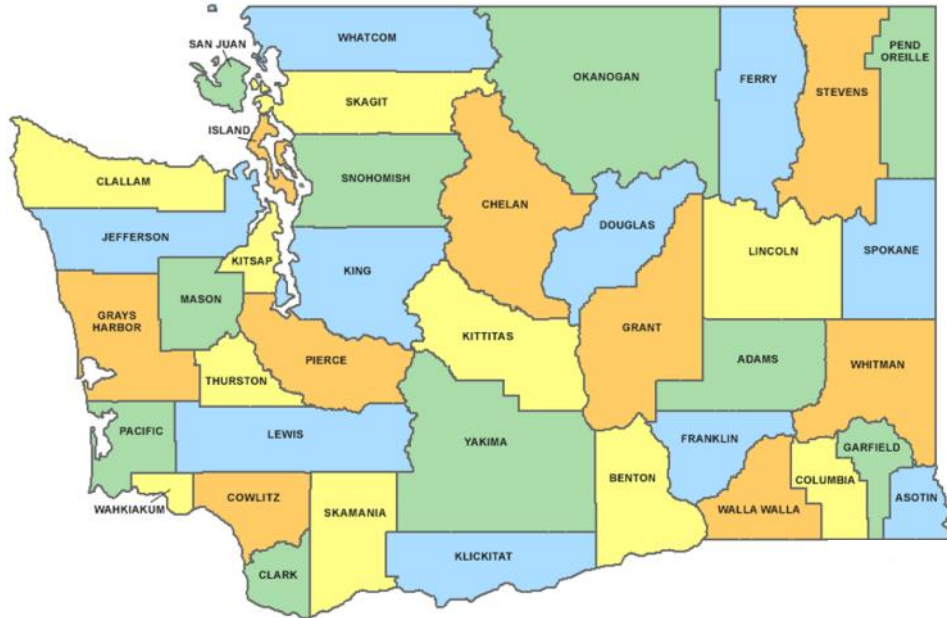
Washington State Association of County Assessors
Affiliate of the Washington Association of County Officials

President
Melissa McKnight, Grant

Vice President
Danny Hagen, Skagit

Secretary
Jacob Tate, Yakima

Treasurer
Wraylee Flodin, Whitman



Assessor Contact Information

Adams	Veronica Rodriguez	509-659-3203	veronicar@co.adams.wa.us
Asotin	Jenny Rynearson	509-243-2017	jrynearson@co.asotin.wa.us
Benton	Bill Spencer	509-786-2046	bill.spencer@co.benton.wa.us
Chelan	Wes Cornelius	509-667-6365	wesley.cornelius@co.chelan.wa.us
Clallam	Pam Rushton	360-417-2228	prushton@co.clallam.wa.us
Clark	Peter Van Nortwick	564-397-4634	peter.vannortwick@clark.wa.gov
Columbia	Tammy Ketterman	509-382-2131	tammy_ketterman@co.columbia.wa.us
Cowlitz	Emily Wilcox	360-577-3010	WilcoxE@co.cowlitz.wa.us
Douglas	Jim Ruud	509-888-6340	JRUud@co.douglas.wa.us
Ferry	Rachel Siracuse	509-775-5225	assessor@co.ferry.wa.us
Franklin	John Rosenau	509-545-3506	jrosenau@franklincountywa.gov
Garfield	Brian Bartels	509-843-3631	bbartels@co.garfield.wa.us
Grant	Melissa McKnight	509-754-2011	mrm@grantcountywa.gov
Grays Harbor	Dan Lindgren	360-964-1536	dlindgren@co.grays-harbor.wa.us
Island	Kelly Mauck	360-679-7303	k.mauck@islandcountywa.gov
Jefferson	Jeff Chapman	360-385-9105	jchapman@co.jefferson.wa.us
King	John Wilson	206-296-7300	john.wilson@kingcounty.gov
Kitsap	Phil Cook	360-337-7085	philcook@kitsap.gov
Kittitas	Mike Hougardy	509-962-7501	mike.hougardy@co.kittitas.wa.us
Klickitat	Billi Bare	509-773-2300	billib@klickitatcounty.org
Lewis	Ross Nielson	360-740-1101	ross.nielson@lewiscountywa.gov
Lincoln	Scott Liebing	509-596-1454	sliebing@co.lincoln.wa.us
Mason	Patti McLean	360-427-9670	pmclean@masoncountywa.gov
Okanogan	Larry Gilman	509-422-7190	gilman@co.okanogan.wa.us
Pacific	Bruce Walker	360-875-9301	brucew@co.pacific.wa.us
Pend Oreille	James McCroskey	509-447-4312	jmccroskey@pendoreille.org
Pierce	Marty Campbell	253-798-4066	marty.campbell@piercecounywa.gov
San Juan	John Kulseth	360-370-7534	johnk@sanjuancountywa.gov
Skagit	Danny Hagen	360-416-1792	dhagen@co.skagit.wa.us
Skamania	Gabe Spencer	509-427-3720	spencer@co.skamania.wa.us
Snohomish	Linda Hjelle	425-388-3678	Linda.Hjelle@co.snohomish.wa.us
Spokane	Tom Konis	509-477-3698	tkonis@spokanecounty.org
Stevens	Rick Johnson	509-685-2825	rjohnson@stevenscountywa.gov
Thurston	Steven Drew	360-867-2200	steven.drew@co.thurston.wa.us
Wahkiakum	Bill Coons	360-795-3791	coonsb@co.wahkiakum.wa.us
Walla Walla	Byron Burres	509-524-2562	bburres@co.walla-walla.wa.us
Whatcom	Rebecca Xczar	360-778-5055	rxczar@co.whatcom.wa.us
Whitman	Wraylee Flodin	509-397-6220	wraylee.flodin@whitmancounty.gov
Yakima	Jacob Tate	509-574-1112	jacob.tate@co.yakima.wa.us

2025 Legislative Priorities

HB 1004

UPDATING THE PERSONAL PROPERTY TAX THRESHOLD

RCW has long provided relief for small businesses by exempting the first \$15,000 in personal property from taxation, but this was established many years ago and no longer provides the intended relief. As a result, the purchase of one piece of equipment can mean a small business owner transitions from exempt to owing personal property taxes. For smaller businesses, the administrative cost of reporting is often higher than the tax owed, and for County Assessors the administrative cost for small accounts is greater than the tax revenue. By updating the outdated personal property tax threshold from \$15,000 to \$50,000 to help small businesses and eliminate unnecessary administrative cost and burden for county assessors.

HB 1044

UPDATING THE REET TECHNOLOGY FEE

In 2013 the Legislature established a fee accompanying collection of Real Estate Excise Tax (REET) to be used to help cover the cost of software and operations of County Assessors and Treasurers charged by the state with implementing the tax. This fee has not increased in twelve years despite ongoing needs and rising costs related to software and administration. To maintain this program, this fee needs to catch up and keep up with cost of administration and ensure the fee is directed to the offices that administer this tax. We propose an increase the current REET fee from \$5 to \$20 and direct that these REET funds be deposited 65% into the Assessor Fund and 35% into the Treasurer Fund. For future increases we propose the establishment in RCW of an inflator for these funds, such as CPI, every four years. This proposal aligns legislative intent with local practice and helps relieve pressure of competition for limited local general funds while maintaining program integrity.

WSACA

The Washington State Association of County Assessors (WSACA) actively promotes legislation that enables its members to efficiently appraise property and equalize values, and strives for uniformity of appraisals and ratios within and between their respective counties. WSACA works with the Washington Association of County Officials (WACO) to better understand the mutual concerns experienced by WSACA members and other county officials.

Mission Statement

The Washington State Association of County Assessors is dedicated to “Valuing Washington” with the highest standards of professionalism, using the broadest application of proper appraisal methods, techniques and standards available, in order to assure statewide equalization in the valuation of real and personal property, while maintaining the principle of local control; and to providing information both to the public for a better understanding of the appraisal and assessment process, and to the Washington State Legislature in order to achieve a “Fair and Equitable” ad valorem system.

2025 Officers

President

Melissa McKnight, Grant

Vice President

Danny Hagan, Skagit

Secretary

Jacob Tate, Yakima

Treasurer

Wraylee Flodin, Whitman

Past President

Jenny Rynearson, Asotin

NE District Chair

Rachel Siracuse, Ferry

SE District Chair

Jenny Rynearson, Asotin

Western District Chair

Emily Wilcox, Cowlitz

Puget Sound District Chair

Linda Hjelle, Snohomish

WACO Representative

Dan Lindgren, Grays Harbor

WACO Liaison

Jennifer Wallace

Yakima County

Jacob Tate



County Seat: Yakima



Held office since 2023

Population: 261,200

Secretary

Exemptions and Open Space Committees

Number of parcels: 104,382 real; 3,786 personal

Total assessed value: \$31,429,122,965

509-574-1112

jacob.tate@co.yakima.wa.us

Longest Serving Assessors:

Rachel Siracuse, Ferry County, since 2003

Bruce Walker, Pacific County, since 2003

Combined Role with Treasurer:

Marty Campbell, Pierce County

Most Parcels:

King County

Fewest Parcels:

Garfield

First WSACA President:

W R Hall, Ferry County, 1934

Combined years of service: 356

Whatcom County

Rebecca Xczar



County Seat: Bellingham



Held office since 2020

Population: 235,800

Education, Legislative and Appraisal Committees
President 2023

Number of parcels: 109,924 real; 5,177 personal

Total assessed value: \$60,045,640,883

360-778-5055

rxczar@co.whatcom.wa.us

Whitman County

Wraylee Flodin



County Seat: Colfax



Held office since 2021

Population: 48,100

Treasurer
Open Space Committee Chair

Number of parcels: 35,110 real; 1,477 personal

Total assessed value: \$4,752,986,241

509-397-6220

wraylee.flodin@whitmancounty.net

2025 County Assessors and Chief Deputies

Adams	Veronica Rodriguez	
Asotin	Jenny Rynearson	Gail Waller
Benton	Bill Spencer	
Chelan	Wes Cornelius	Erin Fonville
Clallam	Pam Rushton	Lorrie Kuss
Clark	Peter Van Nortwick	Michael Fish
Columbia	Tammy Ketterman	Melanie Mings
Cowlitz	Emily Wilcox	Brandi Kuljis
Douglas	Jim Ruud	Shannon Edinger
Ferry	Rachel Siracuse	Jennifer Derakhshandeh
Franklin	John Rosenau	Nikki Morgan
Garfield	Brian Bartels	Bandie Lockard
Grant	Melissa McKnight	Matt Hope
Grays Harbor	Dan Lindgren	Brian Morrill
Island	Kelly Mauck	Kristina Mayhew
Jefferson	Jeff Chapman	Sherrie Shold
King	John Wilson	Al Dams
Kitsap	Phil Cook	Maxine Schoales
Kittitas	Mike Hougardy	Christy Garcia
Klickitat	Billi Bare	Jessica Byers
Lewis	Ross Nielson	Lynn Richard
Lincoln	Scott Liebing	Chris Tareski
Mason	Patti McLean	Ciara Stiles
Okanogan	Larry Gilman	Pam Million
Pacific	Bruce Walker	Becky Nissell
Pend Oreille	James McCroskey	Nathan Longly
Pierce	Marty Campbell	Alice McDaniel
San Juan	John Kulseth	Melanie Correll
Skagit	Danny Hagen	Annette DeVoe
Skamania	Gabe Spencer	
Snohomish	Linda Hjelle	Laura Washabaugh
Spokane	Tom Konis	Joe Hollenbeck
Stevens	Rick Johnson	Toni Graham
Thurston	Steven Drew	Linda Rebic
Wahkiakum	Bill Coons	Kelli Johnston
Walla Walla	Byron Burres	Kevin Fairbanks
Whatcom	Rebecca Xczar	Falon Hoven
Whitman	Wraylee Flodin	
Yakima	Jacob Tate	Krista Halliday

2025 Committees

Standing Committees

Education

Chair: Emily Wilcox - 2025
DOR: Rikki Bland

Members:

Bill Spencer - 2027
Rebecca Xczar - 2025
Danny Hagen - 2025
Kelly Mauck - 2025
Pam Rushton - 2025
Jenny Rynearson - 2026
Phil Cook - 2026

(Ed. members serve 3 year terms)

Legislative

Co-Chair: Tom Konis
Co-Chair: Steven Drew

Members:

Peter Van Nortwick
Jeff Chapman
Dan Lindgren
Rebecca Xczar
John Rosenau
John Wilson
Linda Hjelle
Larry Gilman
Jenny Rynearson
Wes Cornelius
Marty Campbell
Danny Hagen

Nominating

Chair: John Rosenau

Members:

Rachel Siracuse
Emily Wilcox
Linda Hjelle
Bill Spencer

Resolution

Chair: Marty Campbell

Members:

Steven Drew
Jim Ruud
Larry Gilman

Wahkiakum County

Bill Coons



Held office since 2024
(and from 2011 to 2022)

Exemptions Committee

Number of parcels: 4,192 real; 288 personal
Total assessed value: \$838,853,695

360-795-3791

County Seat: Cathlamet



Population: 4,550

coonsb@co.wahkiakum.wa.us

Walla Walla County

Byron Burres



Held office since 2023

Open Space Committee

Number of parcels: 28,617 real; 2,608 personal
Total assessed value: \$9,615,136,427

509-524-2562

County Seat: Walla Walla



Population: 63,100

bburres@co.walla-walla.wa.us

Stevens County

Rick Johnson



County Seat: Colville



Held office since 2023

Public/Government Relations Committee

Number of parcels: 40,776 real; 1,615 personal

Total assessed value: \$6,237,537,756

509-685-2825

rjohnson@stevenscountywa.gov

Thurston County

Steven Drew



County Seat: Olympia



Held office since 2011

Legislative Committee Co-Chair

Exemptions Committee Chair

Resolution Committee

WACO Legislative Committee

Number of parcels: 122,578 real; 6,546 personal

Total assessed value: \$59,518,613,656

360-867-2200

steven.drew@co.thurston.wa.us

Special Committees

Appraisal

Chair: Linda Hjelle

Members:

Rebecca Xczar

Jenny Rynearson

Phil Cook

Larry Gilman

Bill Spencer

Kelly Mauck

Exemptions

Chair: Steven Drew

Members:

Veronica Rodriguez

Tammy Ketterman

Billi Bare

Jacob Tate

Bill Coons

Open Space

Chair: Wraylee Flodin

Members:

Bruce Walker

Melissa McKnight

John Rosenau

Tammy Ketterman

Rachel Siracuse

Brian Bartels

Byron Burres

Jacob Tate

Jim Ruud

Technology/GIS

Chair: Dan Lindgren

Members:

Jeff Chapman

Gabe Spencer

Bill Spencer

Tom Konis

Peter Van Nortwick

Ross Nielson

Audit

Members:

Jenny Rynearson

John Kulseth

Public/Gov't Relations

Chair: Danny Hagen

Members:

Jim McCroskey

Mike Hougardy

John Wilson

Patti McLean

John Kulseth

Rick Johnson

Assessment Process

The assessor's primary duty is determining the taxable value of all real and personal property within their jurisdiction for the equitable distribution of property taxes. The process is governed by state law and reviewed by the Department of Revenue to promote uniform taxation according to Article VII of the Washington State Constitution.

Real property is valued every year based on an analysis of sales and a physical inspection at least once every six years. Business personal property is valued every year based on the depreciated cost of business assets identified by the business owner. Any taxpayer who disagrees with the value determined by the assessor has the right to appeal the valuation to the County Board of Equalization.

The amount of taxes to be paid is the total amount of the levies determined by the various taxing district officials, including the state of Washington, county and city legislative authorities, school boards, fire district commissioners, junior taxing districts and the voting public for special levies. The assessor calculates the levy for each district using the lesser of the budget requested by the district and certain levy limits imposed by statute. The levy rate for each district is the levy amount divided by the total taxable value of the district.

The assessor maintains a public record, known as the assessment roll, listing ownership, description, tax code area, location and the assessed valuation for all property within the county. Assessor records include information about when a parcel is sold or divided, when boundary lines change, and when new plats are created. The assessor also maintains a detailed series of maps showing all properties within the county. Aerial survey photos are an integral part of the mapping system in most counties.

Snohomish County

Linda Hjelle



County Seat: Everett



Held office since 2015

Population: 859,800

Puget Sound District Chair

Appraisal Committee Chair

Legislative and Nominating Committees

WACO Vice-President, Legislative Committee Chair. Budget and Personnel Committees

Number of parcels: 309,066 real; 13,292 personal

Total assessed value: \$211,725,582,441

425-388-3678

Linda.Hjelle@co.snohomish.wa.us

Spokane County

Tom Konis



County Seat: Spokane



Held office since 2019

Population: 554,600

Legislative Committee Co-Chair

Technology/GIS Committee

WACO Board Trustee

Number of parcels: 220,974 real; 10,663 personal

Total assessed value: \$90,929,999,715

509-477-3698

tkonis@spokanecounty.org

Skagit County

Danny Hagen



County Seat: Mount Vernon



Population: 132,000

Held office since 2023

Vice President

Public/Government Relations Committee Chair

Education and Legislative Committees

WACO Secretary/Treasurer, Audit Committee Chair, Budget Committee

Number of parcels: 67,264 real; 2,431 personal

Total assessed value: \$32,733,229,797

360-416-1792

dhagen@co.skagit.wa.us

Skamania County

Gabe Spencer



County Seat: Stevenson



Population: 12,000

Held office since 2007

Technology/GIS Committee

Number of parcels: 8,051 real; 548 personal

Total assessed value: \$2,475,119,124

509-427-3720

spencer@co.skamania.wa.us

WSACA Districts

NE District

Chelan

Douglas

Ferry

Grant

Kittitas

Lincoln

Okanogan

Pend Oreille

Spokane

Stevens

SE District

Adams

Asotin

Benton

Columbia

Franklin

Garfield

Klickitat

Walla Walla

Whitman

Yakima

Western District

Clallam

Clark

Cowlitz

Grays Harbor

Jefferson

Lewis

Mason

Pacific

Skamania

Wahkiakum

Puget Sound District

Island

King

Kitsap

Pierce

San Juan

Skagit

Snohomish

Thurston

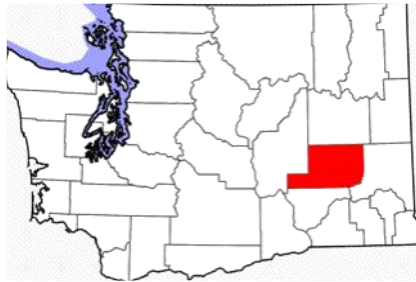
Whatcom

Adams County

Veronica Rodriguez



County Seat: Ritzville



Population: 21,200

Held office since 2021

Exemptions Committee

Number of parcels: 13,112 real; 1,265 personal

Total assessed value: \$3,160,421,153

509-659-3203

veronicar@co.adams.wa.us

Asotin County

Jenny Rynearson



County Seat: Asotin



Population: 22,650

Held office since 2016

Southeast District Chair

Education, Legislative, Appraisal and Audit Committees

President 2024

Number of parcels: 10,370 real; 610 personal

Total assessed value: \$2,221,064,309

509-243-2017

jrynearson@co.asotin.wa.us

Pierce County

Marty Campbell



County Seat: Tacoma



Population: 946,300

Held office since 2025

Resolution Committee Chair

Legislative Committee

Number of parcels: 328,192 real; 10,486 personal

Total assessed value: \$189,879,872,110

253-798-4066

marty.campbell@piercecountywa.gov

San Juan County

John Kulseth



County Seat: Friday Harbor



Population: 18,350

Held office since 2015

Audit and Public/Government Relations Committees

Number of parcels: 16,992 real; 2,624 personal

Total assessed value: \$14,392,331,104

360-370-7534

johnk@sanjuancountywa.gov

Pacific County

Bruce Walker



County Seat: South Bend



Population: 23,775

Held office since 2003

Open Space Committee
President 2017

Number of parcels: 32,665 real; 954 personal

Total assessed value: \$5,657,143,555

360-875-9301

brucew@co.pacific.wa.us

Pend Oreille County

James McCroskey



County Seat: Newport



Population: 13,725

Held office since 2008

Public/Government Relations Committee

Number of parcels: 14,855 real; 840 personal

Total assessed value: \$2,371,299,571

509-447-4312

jmccroskey@pendoreille.org

Benton County

Bill Spencer



County Seat: Prosser



Population: 215,500

Held office since 2015

Education, Nominating, Appraisal and Tech/GIS Committees
President 2020

Number of parcels: 78,235 real; 4,858 personal

Total assessed value: \$33,800,716,015

509-786-2046

bill.spencer@co.benton.wa.us

Chelan County

Wes Cornelius



County Seat: Wenatchee



Population: 81,500

Held office since 2023

Legislative Committee

Number of parcels: 45,343 real; 1,608 personal

Total assessed value: \$21,465,085,536

509-667-6365

wesley.cornelius@co.chelan.wa.us

Clallam County

Pam Rushton



County Seat: Port Angeles



Population: 78,075

Held office since 2005
Education Committee

Number of parcels: 47,360 real; 2,052 personal
Total assessed value: \$15,996,952,852

360-417-2228

prushton@co.clallam.wa.us

Clark County

Peter Van Nortwick



County Seat: Vancouver



Population: 527,400

Held office since 2011
Legislative and Technology/GIS Committees

Number of parcels: 183,516 real; 10,019 personal
Total assessed value: \$104,606,044,071

564-397-4634

peter.vannortwick@clark.wa.gov

Mason County

Patti McLean



County Seat: Shelton



Population: 67,000

Held office since 2019
Public/Government Relations Committee

Number of parcels: 52,149 real; 1,555 personal
Total assessed value: \$14,559,124,698

360-427-9670

pmclean@masoncountywa.gov

Okanogan County

Larry Gilman



County Seat: Okanogan



Population: 43,000

Held office since 2019
Legislative, Resolution and Appraisal Committees

Number of parcels: 46,348 real; 2,389 personal
Total assessed value: \$6,837,354,406

509-422-7190

lgilman@co.okanogan.wa.us

Lewis County

Ross Nielson



County Seat: Chehalis



Population: 84,075

Held office since 2023

Technology/GIS Committee

Number of parcels: 61,111 real; 2,915 personal

Total assessed value: \$16,663,195,982

360-740-1101

ross.nielson@lewiscountywa.gov

Lincoln County

Scott Liebing



County Seat: Davenport



Population 11,125

Held office since 2018

Number of parcels: 17,069 real; 1,162 personal

Total assessed value: \$1,739,336,660

509-596-1454

sliebing@co.lincoln.wa.us

Columbia County

Tammy Ketterman



County Seat: Dayton



Population: 3,950

Held office since 2023

Exemptions and Open Space Committees

Number of parcels: 5,497 real; 293 personal

Total assessed value: \$705,770,308

509-382-2131

tammy_ketterman@co.columbia.wa.us

Cowlitz County

Emily Wilcox



County Seat: Kelso



Population: 113,000

Held office since 2019

Western District Chair

Education Committee Chair

Nominating Committee

WACO Education Committee

Number of parcels: 53,449 real; 2,851 personal

Total assessed value: \$18,622,245,129

360-577-3010

WilcoxE@co.cowlitz.wa.us

Douglas County

Jim Ruud



County Seat: Waterville



Held office since 2007

Population: 44,500

Resolution and Open Space Committees
President 2012

Number of parcels: 27,704 real; 1,104 personal
Total assessed value: \$8,656,161,602

509-888-6340

JRuud@co.douglas.wa.us

Ferry County

Rachel Siracuse



County Seat: Republic



Held office since 2003

Population: 7,300

Northeast District Chair
Nominating and Open Space Committees

Number of parcels: 8,866 real; 402 personal
Total assessed value: \$887,131,610

509-775-5225

assessor@co.ferry.wa.us

Kittitas County

Mike Hougardy



County Seat: Ellensburg



Held office since 2017

Population: 47,300

Public/Government Relations Committee
WACO Nominating Committee

Number of parcels: 35,237 real; 1,411 personal
Total assessed value: \$14,916,168,477

509-962-7501

mike.hougardy@co.kittitas.wa.us

Klickitat County

Billi Bare



County Seat: Goldendale



Held office since 2023

Population: 23,250

Exemptions Committee

Number of parcels: 21,654 real; 1,674 personal
Total assessed value: \$5,297,906,894

509-773-2300

billib@klickitatcounty.org

King County

John Wilson



County Seat: Seattle



Held office since 2015

Population: 2,347,800

Legislative and Public/Government Relations Committees
WACO Board Trustee

Number of parcels: 705,168 real; 28,282 personal

Total assessed value: \$862,636,184,195

206-296-7300

john.wilson@kingcounty.gov

Franklin County

John Rosenau



County Seat: Pasco



Held office since 2021

Population: 101,100

Nominating Committee Chair
Legislative and Open Space Committees

Number of parcels: 33,455 real; 2,785 personal

Total assessed value: \$16,894,952,025

509-545-3506

jrosenau@franklincountywa.gov

Kitsap County

Phil Cook



County Seat: Port Orchard



Held office since 2015

Population: 283,200

Education and Appraisal Committees

Number of parcels: 119,045 real; 4,643 personal

Total assessed value: \$63,883,246,140

360-337-7085

philcook@kitsap.gov

Garfield County

Brian Bartels



County Seat: Pomeroy



Held office since 2017

Population: 2,300

Open Space Committee

Number of parcels: 3,771 real; 281 personal

Total assessed value: \$345,170,740

509-843-3631

bbartels@co.garfield.wa.us

Grant County

Melissa McKnight



County Seat: Ephrata



Population: 103,300

Held office since 2015

President
Open Space Committee

Number of parcels: 56,232 real; 4,938 personal
Total assessed value: \$19,360,694,133

509-754-2011

mrm@grantcountywa.gov

Grays Harbor County

Dan Lindgren



County Seat: Montesano



Population: 77,000

Held office since 2015

Technology/GIS Committee Chair
Legislative Committee
WACO Representative

Number of parcels: 56,931 real; 2,266 personal
Total assessed value: \$12,529,395,667

360-964-1536

dlindgren@co.grays-harbor.wa.us

Island County

Kelly Mauck



County Seat: Coupeville



Population: 88,150

Held office since 2023

Education and Appraisal Committees

Number of parcels: 49,296 real; 2,026 personal
Total assessed value: \$25,541,923,931

360-679-7303

k.mauck@islandcountywa.gov

Jefferson County

Jeff Chapman



County Seat: Port Townsend



Population: 33,425

Held office since 2014

Legislative and Technology/GIS Committees

Number of parcels: 29,967 real; 498 personal
Total assessed value: \$9,181,392,240

360-385-9105

jchapman@co.jefferson.wa.us