

I don't mind paying my fair share

Property owners should be willing to pay their fair share without having to say it. The statement gives the impression the property owner is focused on taxes, not assessed value. Assessments reflect market value, the value reasonably expected if placed on the open market for a reasonable length of time. Taxes will be levied regardless of assessment. If assessments were cut in half, taxes will remain the same unless budgets go up.

Assessments serve as a tool to apportion taxes throughout the municipality. If your assessment goes up at a greater percent than the town as a whole, your taxes will likely increase. However, the assessor cannot be concerned about what your assessment is, how much it increases, or what you pay in taxes. Assessors must focus on data accuracy and equitable assessments. Equity means accuracy for ALL property owners.

If your data is accurate, and your assessment equitable, you WILL end up paying “your fair share.” Data accuracy is critical for assessment equity. The only way to improve accuracy is with the help of the property owner.

If you believe your assessment is incorrect, please do the following: Contact your assessor to verify your data. Compile a listing of similar type properties (your assessor can help) and review the assessments and differences between your property and theirs. After your analysis, if you believe the values are not consistent, ask your assessor why? If he/she cannot explain why, your assumptions may be correct. If so, you are more likely to achieve “assessment relief” than if you focus on the statement “I don't mind paying my fair share.”

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