

GOSHEN BOARD OF ASSESSORS

Regular Meeting- September 16, 2020

Town Hall Conference Room

or

Join Zoom Meeting

<https://us02web.zoom.us/j/89976069704>

Meeting ID: 899 7606 9704

1 646 558 8656 call in phone number

The September 16, 2020 Regular Meeting of the Goshen Board of Assessors was called to order at 4:01 p.m.

PRESENT:

Board Members – Jay Upton, Alan Booth & Mary Wheeler

Assessor – Lucy Hussman

No one attended via Zoom.

READING OF MINUTES:

The minutes of the September 18, 2019 meeting were reviewed and approved.

REQUEST TO BE HEARD:

None.

ASSESSORS REPORT:

We are now 6 months into the COVID 19 Pandemic. The Assessors Office has continued working since March 2020 with limited staffing in the building. The Town Hall was completely closed to the public for several months and then began opening up by appointment only. On July 1st the building was re-opened to the public for tax collection and other services. Many residents mailed their payments or used the online payment system so foot traffic in the building was manageable. With the Assessors Office online availability of maps and field cards we already had limited personal visitors to the office and we were able to handle most inquiries by phone or email.

During the tax collection period in July, the Assessors Office was busy with motor vehicle adjustments, assessment inquiries and address changes/updates. There also has been a significant increase in real estate transactions so we have been busy with the administration process associated with property transfers.

The Personal Property List is being updated and the declarations are being prepared for mailing to all businesses owning taxable personal property. We will send out approximately 270 Long Form Declarations and 70 Camper Declarations. They will be mailed before October 1, 2020 and are due back in the Assessor's Office by November 2, 2020.

There has been a significant amount of building permit activity over the past few months and during the month of October the Assessor and her assistant will be out inspecting all properties in Goshen that currently have an open building permit. Notification of this process is published in the Goshen Town Topics that is being mailed this week. Interior inspections are primarily for new construction and new methods of collecting interior data are being explored.

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The Assessor is working on the Annual Report article from the Board of Assessors which is due to the Fiscal Office by September 28, 2020.

The parcels on the GIS mapping program were updated by New England GeoSystems prior to the end of the last fiscal year. That program and data continues to be a valuable resource for many departments in the town. During the recent extended power outage in Goshen, due to Tropical Storm Isaias in early August, the mapping program was down for several days and it was definitely needed/missed by the Emergency Operation Center for locating and tracking roads blocked by downed power lines and trees.

The two court cases were settled by Stipulated Judgement in April 2020. The settlement values were based on appraisals that were submitted by the plaintiffs and by the Town. Both properties had improvements after October 1, 2018 so the stipulation for each case was one value for the October 1, 2018 Grand List and an increased value for the Grand Lists of October 1, 2019, October 1, 2020 and October 1, 2021. The town will be conducting a revaluation for the October 1, 2022 Grand List and all properties in town will be re-evaluated at that time.

The Board of Assessment Appeals met on September 12, 2020 in the Town Hall Parking Lot for the 2019 Grand List Motor Vehicle Hearings. No applicants attended the hearings. The March 2020 BAA hearings were postponed until May due to COVID 19. The hearings were held via Zoom video conference and there were three applicants that were all granted an assessment reduction based on their appeal.

BUDGET UPDATE:

The budget report dated September 16, 2020 was reviewed and is on schedule. We are early in the fiscal year and the expenses at this time are almost exclusively for wages and computer support.

NEW BUSINESS:

None.

OLD BUSINESS:

None.

ADJOURNMENT:

Meeting adjourned at 4:38 p.m.

NEXT MEETING: Wednesday, December 16, 2020 at 4:00 P.M.

Respectfully submitted,

Lucy Hussman