

GOSHEN BOARD OF ASSESSORS

Regular Meeting- June 16, 2021

Town Hall Conference Room

or

Join Zoom Meeting

<https://us02web.zoom.us/j/88165374334>

Meeting ID: 881 6537 4334

1 929 205 6099 call in phone number

The June 16, 2021 Regular Meeting of the Goshen Board of Assessors was called to order at 4:03 p.m.

PRESENT:

Board Members – Jay Upton & Mary Wheeler

Assessor – Lucy Hussman

No one attended via Zoom.

ABSENT:

Board Member – Alan Booth

READING OF MINUTES:

The minutes of the September 16, 2020 meeting were reviewed and approved.

REQUEST TO BE HEARD:

None.

ASSESSORS REPORT:

The 2020 Grand List was finalized and filed in January 2021. There was a 1.36% increase of 7,685,245 from the 2019GL to the 2020GL. Even with this grand list increase the Town voted on a budget that required the mill rate to be increased from 19.6 to 20.6. This is the first mill rate increase since the 2016 GL. The tax bills for Real Estate, Motor Vehicles & Personal Property are ready to be mailed at the end of June and payment is due in July. We do expect many inquiries about the motor vehicle tax bills because the used car market is very strong and used car values as well as travel trailer values have increased. This is an unusual effect of COVID 19 circumstances.

The Board of Assessment Appeals met in March 2021 for 3 hearings. Two requests were denied and one was granted resulting in an assessment decrease of 24,290.

This year we had 5 new applicants for the Elderly Homeowners Tax Relief Program and now have 48 residents that qualify for this program. This is a tax relief program for residents over 65 that meet certain income requirements and they must apply to be eligible. Existing participants were not required to re-apply this year as per an executive order from the Governor. Goshen administers the State of Connecticut benefit program and also has a local option matching benefit program.

The real estate market in Goshen has been very active. We are seeing more sales than normal, houses are selling very quickly and for prices well above our current 2017 values. We also have begun to see vacant land sales. There is significant building permit activity with many renovations and several new houses being started.