

REPORT OF THE BOARD OF ASSESSORS

The Fiscal Year 2009 revaluation update was completed in house, utilizing the department's licensed mass appraisal software. As expected, the State Department of Revenue reviewed the revaluation update in December 2008 and approved the values. Tax bills were mailed December 29, 2008. In the past, revaluations were done every three years. Beginning in 2004, revaluations have been made on a regular yearly basis.

The Assessing Department completed our yearly data collection on properties having building permits, new houses, new condos, and also random selection of properties as part of our regular inspection program. Our department's efforts resulted in four hundred-forty four thousand, seven hundred and twenty three dollars of additional tax revenue categorized as "new growth".

Additionally, the Assessing Department reminds taxpayers that real estate assessment data can be viewed online by following the links at: www.abingtonmass.com or www.visionappraisal.com.

Our department is responsible for the valuation of almost two billion dollars of real estate and personal property. The department's work was completed and turned over to the Treasurer Collector on December 5, 2008

The Board of Assessors reports that the FY09 property tax rate was certified at \$12.39

The Department of Revenue formally notified the town of the new tax rate on Dec 16, 2008.

The recapitulation of the Town's assessments and levies was as follows:

TAX RATE SUMMARY

| | |
|--|-----------------|
| IA. Total amount to be raised (the BUDGET) | \$47,011,532.36 |
| IB. Total estimated receipts and other revenue (including State Aid) | \$22,533,256.12 |
| IC. Tax levy (from local Taxpayers) | \$24,478,276.24 |

| CLASS | Levy percentage (from LA-5) | <u>Rates and levies</u> | | Tax Rates | Levy by class |
|--------------|--------------------------------|-------------------------|--|-----------|---------------|
| | | Valuation by class | | | |
| Residential | 86.1258% | 1,701,541,803 | | 12.39 | 21,082,102.94 |
| Commercial | 10.7915% | 213,202,397 | | 12.39 | 2,641,577.70 |
| Industrial | 1.2418% | 24,534,000 | | 12.39 | 303,976.26 |
| Personal | 1.8409% | 36,369,600 | | 12.39 | 450,619.34 |
| Total | 100.0000% | 1,975,647,800 | | 12.39 | 24,478,276.24 |

The Department's efforts are continuous. We strive to improve: Assessment practices; the quality of the town's property records and maps; Individual exemption accounts; and Automobile excise taxes, among other activities.

We want to extend our appreciation to our office personnel, Joseph Shea, and Jodie Hurst. We want to acknowledge their attention to detail, their professional abilities, and also to their accommodating way with the taxpayers and appraisers. Thank you also to the taxpayers of Abington for your continued support.

Respectfully Submitted,

Paul Zakrzewski, Chairman
Michael Cunningham
Tracey Derbes
Jack Pistorino, Deputy Assessor