

REVALUATION UPDATE

October 13, 2009

Dear Taxpayers,

Our appraisal company, Commerford Nieder Perkins, LLC, is in the final stages of completing a three-year, total revaluation of all properties in town.

We had hoped to have the new values available to you by this time, but due to a computer networking issue the town office encountered earlier this year, the process has been delayed by approximately six weeks. A revised timeline indicating the tentative completion dates of the revaluation process is listed below (dates may vary by a few days).

11/13/2009	Final pre-hearing comprehensive field review
11/16/2009	Selectmen review proposed values
11/17/2009	New values mailed to property owners
11/30/2009	Taxpayers' informal hearings begin with assessors (3 days +/-)
12/07/2009	Assessor's wrap up the informal review process
12/08/2009	Finalized values to the Selectmen
Mid December	Tax rate set by DRA
Mid December	Tax bills mailed
Mid January	Taxes due

In mid-November CNP will send notices to all property owners showing their preliminary updated assessments. This value should reflect market value as of April 1, 2009. This notice will include a telephone number to call if you wish to set up an appointment to review your preliminary assessment with a CNP representative. If you are unable to attend one of the hearings you will have an opportunity to speak with an appraiser on the phone during a scheduled appointment. This will be explained to you in the notice you will receive.

When the hearing and review process has been completed, the Selectmen will get the finalized values, the tax rate will be set by the Department of Revenue Administration and then the tax bills will be issued. Linda Whitcomb, Tax Collector, will accept estimated tax payments from those who wish to pay something towards their bill prior to the end of the year.

Thank you for your patience and cooperation throughout this three-year process. As always, please feel free to contact our office if you have any questions on the above.

Sincerely,

Rumney Board of Selectmen
Mark H. Andrew, Chairman
W. John Fucci
Janice Mulherin