

Town of Vienna - Assessment Department Monthly Report October 2024

- The Assessor reviewed several informal requests for a change of assessment. While most did not result in an assessment change, those that did are shown in the following table:

Assessment Changes from Assessment Reviews

| 2025 Tax Roll | Requested | Reviewed | Assessed Value Change | Market Value Change | Reason |
|----------------|-----------|----------|-----------------------|---------------------|---------------------|
| Sylvan Beach | 2 | 2 | (\$40,200) | (\$111,667) | Fire loss/AV Adjust |
| Town of Vienna | 3 | 3 | (\$21,900) | (\$60,833) | Fire loss/AV Adjust |
| Totals | 5 | 5 | (\$62,100) | (\$172,500) | |

- Processed 34 sales for entry into the RPS database and for sales transmittals using department procedure AA-DC-03, RP-5217 (Sales) Review Process. All arm's-length sale property transactions since March 1, 2024, taxable status date have been reviewed for inventory comparison between tax records and sales listings with valuation changes made where applicable.

Impact of Changes due to Sales, Splits and Merges

| 2025 Tax Roll | Total | Assessed Value Change | Market Value Change |
|--------------------|-------|-----------------------|---------------------|
| Sales Reviewed | 18 | | |
| Splits and Mergers | 12 | | |
| Totals | 21 | \$533,020 | \$1,480,611 |

- Valuation of closed building permits for the 2025 assessment roll continues. Sylvan Beach valuation changes must be complete by 12/31/2024 and Town of Vienna valuations must be completed before tentative roll, and all that were completed before March 1, 2025, will be valued.

Permits – Village of Sylvan Beach (306401) and Town of Vienna (306489)

| 2025 Tax Roll | Closed by Codes | Valued by Assessor | Assessed Value Change | Market Value Change |
|----------------|-----------------|--------------------|-----------------------|---------------------|
| Sylvan Beach | 49 | 49 | \$235,795 | \$654,986 |
| Town of Vienna | 102 | 102 | \$1,010,550 | \$2,807,083 |
| Totals | 151 | 151 | \$1,246,345 | \$3,462,069 |

- The Assessor is required to maintain at least 12 Continuing Education Credits (CE) per year starting in October 1, 2024 through September 30, 2025.
- The Assessment Department continued work on a project to scan and upload the latest property transfer records in RPS, which includes the deed to each parcel within Town of Vienna. This work is being performed by the Assessor Clerk and is expected to complete in late 2024.

Respectfully submitted,

Phillip M. Amway, SCA

Sole Assessor

Town of Vienna

315-245-2191 Menu Option 5

assessor@townofviennany.org