



## TOWN OF MILTON

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### BOARD OF ASSESSORS

C Robert Reetz, Chair  
William E Bennett, Vice Chair  
Brian Cronin, Member

Charles O'Shea  
Chief Appraiser

### **The Board of Assessors Meeting Minutes, July 10, 2023**

The meeting was called to order at 5:30 PM by Chairman Bob Reetz. Board members Bob Reetz, Chair, Bill Bennett, Vice Chair and Brian Cronin, Member along with Chief Appraiser, Charles O'Shea were present. Duane Adams from Mayflower Valuation was also in attendance to present the results of the FY 2024 revaluation. Lori Connelly, a member of the Warrant Committee walked into the meeting stating that she would like to learn more about the revaluation process. She was welcomed by the Board. Mr. Reetz presided over the meeting, and Mr. O'Shea recorded the minutes.

The Board began by reviewing and approving the meeting minutes from the June 13<sup>th</sup> meeting.

The Board then reviewed and signed a new tax commitment document that contained updated CPA billing totals.

Next, Duane Adams, Mayflower Valuation, presented the results of the 2024 revaluation. He began by passing out a number of reports that were also presented to the Department of Revenue. He reviewed the reports which were stratified by property type. He said that he used 2022 sales to complete his analysis and valuations. He informed the Board that single family sales indicated an increase of 8% for the new, FY 24 assessments.

Mr. Adams stated that residential properties would see a higher increase on assessments than commercial and industrial properties. He told the Board that his overall Assessed to Sales Ratio was 95%. He also mentioned that he had taken a measure of the 2023 sales and the Assessed to Sales ratio was 95.9%. This showed that the early 2023 sales were keeping pace with 2022.


Given that Milton was in a certification year, Mr. Adams laid out a proposed schedule for receiving preliminary DOR certification and starting public disclosure. He reminded the Board that this schedule was heavily dependent on the DOR's ability to provide certification on a timely basis.

A motion was then made to adjourn the meeting. It was unanimously approved, and the meeting was adjourned at 6:21 PM.

Respectfully Submitted,

Charles O'Shea, Chief Appraiser.

Milton Board of Assessors



C. Robert Reetz



Brian M. Cronin



William E. Bennett

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