

ASSESSORS OFFICE
NEWTOWN MUNICIPAL CENTER
3 PRIMROSE STREET
NEWTOWN, CT. 06470
(203) 270-4240
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TOWN OF NEWTOWN

OFFICE OF THE ASSESSOR

INFORMATION FOR 2022 REVALUATION

All real estate owners in the town of Newtown should be receiving their revaluation notice from Vision Government Solutions, Inc. The results of the revaluation have shown that most properties increased in roughly even proportion. For example:

- Properties greater than 2,500 square feet increased an average of 42% (3,612 houses)
- Properties less than 2,500 square feet increased an average of 45% (5,425 houses)

Please remember that any exemptions (Veterans, Exempt Properties, First Responders, etc.) that the property is entitled to are not included in these notices.

The next step in the process will be informal hearings where property owners can meet with Vision Government Solutions, Inc. personnel to discuss any issues property owners have with their new assessments. To view the data for your property, please go to the Vision Government Solutions, Inc. website at www.vgsi.com. This site will give you access to the data on your property. Review the data you find.

If you disagree with any issue, please schedule an appointment online at: www.vgsi.com/schedules and follow the instructions. If you have more than two parcels to discuss, or do not have access to a computer, please call Vision Government Solutions, Inc. toll free at 1-888-844-4300 between the hours of 9:00 am and 4:00 PM, Monday-Friday, excluding public holidays. Please try and book your appointment as soon as possible. Most hearings will be conducted via telephone by appointment only beginning November 29 and ending December 14, 2022. There will be some in person appointments available.

Please do not call the Assessor's Office to schedule appointments.

If wish to appeal your assessment after the informal hearing process is complete, you must file a written appeal to the Newtown Board of Assessment Appeals on the prescribed appeal application which can be found on the Town of Newtown website at: <https://www.newtown-ct.gov/board-assessment-appeals>. You can also obtain the prescribed appeal application at the Assessor's Office after the informal hearing process is complete. Appeals cannot be accepted until the 2022 Grand List has been filed, usually around January 31, 2023. Appeal applications must be received in the Assessor's Office by February 20, 2023 by 4:30 pm.

Following is additional data to help with understanding the revaluation results better and the implications for your tax bill.

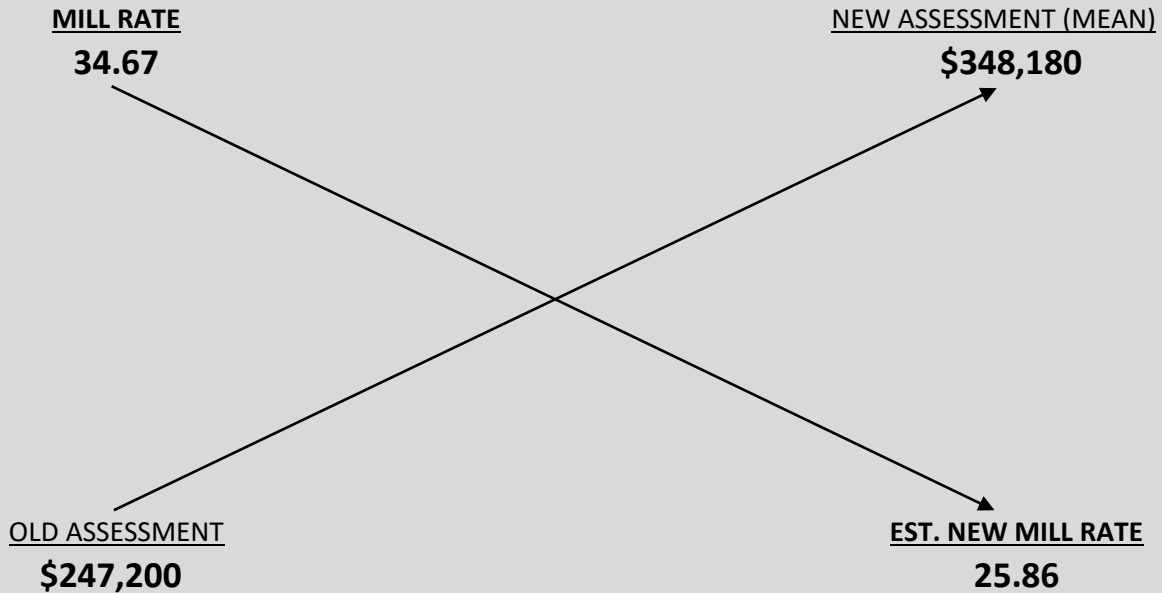
Thank you for your cooperation.

Respectfully,

Kathy A Brown CCMail
Assessor
kathy.brown@newtown-ct.gov

Town of Newtown
Assessment Revaluation
10/1/2022

Estimated Effect of Assessment Increase on Mill Rate:



Old Tax Bill / New Tax Bill (using above information & assumed motor vehicle assessments):

	<u>OLD TAX BILLS</u>	<u>EST. NEW TAX BILLS</u>	<u>DIFFERENCE</u>	
			\$	%
Residential Home	\$8,570.42	\$9,003.93	\$433.51	5.1%
Vehicle #1 (\$25,000)	\$ 811.50	\$ 646.50	(\$165.00)	-20.3%
Vehicle #2 (\$15,000)	\$ 486.90	\$ 387.90	(\$99.00)	-20.3%
(old vehicle mill rate = 32.46)	<u>\$9,868.82</u>	<u>\$10,038.33</u>	<u>\$169.51</u>	<u>1.7%</u>

How to Calculate your estimated tax bill (due to revaluation):

*** New assessment amount from your revaluation notice divided by 1,000; times by 25.86

*** For motor vehicle tax - Take your prior tax amount times 0.75 (i.e. should be 25% less than prior year)

Note: The new Mill Rate is an estimate based on information available now.