

GOSHEN BOARD OF ASSESSORS

Regular Meeting
March 18, 2026 4:00 pm
Assessor's Office

The March 18, 2026 Regular Meeting of the Goshen Board of Assessors was called to order at 4:04 pm in the Assessor's Office.

PRESENT:

Board Members: Jay Upton & Dawn Wilkes

Assessor: Lucy Hussman

ABSENT:

Board Member: Adam Andrusia

READING OF MINUTES:

The minutes of the December 17, 2025 meeting were reviewed and approved.

REQUEST TO BE HEARD: None.

ASSESSORS REPORT:

There was a question and discussion about the increase in Personal Property accounts from 389 for the 2024GL to 443 for the 2025GL which was reported in the December 17, 2025 BoA minutes. It was explained that after finalizing the Grand List the number of active accounts is 428. The increase is due to the discovery process that the Assessor's Office conducts when compiling the Personal Property list. Some of the new accounts are for campers at Hemlock Hill Camp Resort, new short term rentals in Goshen, and businesses discovered by researching trade name filings, the State of Connecticut Business Directories, membership lists, media sources and online advertising. Personal Property accounts are for entities that are conducting business in Goshen as well as unregistered motor vehicle or motor vehicles with out of state registrations that are garaged on Goshen, as of the assessment date of October 1.

The Board of Assessment Appeals met on March 14, 2026 for 3 hearings.

- The first appeal was for a property on East Hyerdale Drive which will be visited by the BAA on March 23, 2025.
- The second appeal was for Action Wildlife Foundation Inc. regarding the failure to file their quadrennial M-3 Tax Exempt Application. The tax exempt status was removed from their 3 real estate accounts as per state statute requirements.
- The third appeal was from Connecticut Light and Power dba Eversource regarding the postmark date on their Personal Property Declaration. Their declaration which was mailed by certified mail had a tracking history indicating that it arrived at a USPS Regional Facility on November 8, 2025. By state statute, it was required to be postmarked by November 3, 2025. This was considered a late filing and was subject to a 25% assessment penalty.

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The 2025 Grand List was filed on January 30, 2026. There was an increase to the grand list but final numbers have not been determined pending results of the Board of Assessment Appeals.

The Assessor's Office is currently receiving and processing Elderly Homeowners Tax Relief Applications. The application deadline is May 15, 2026. We also are receiving Additional Veterans Exemption Applications.

BUDGET UPDATE: The budget report dated 3/13/2026 was reviewed. All expenditures are as expected. The proposed budget for the 26/27FY was submitted to the Board of Finance on February 17, 2026. The only increase was for computer support and postage.

NEW BUSINESS:

There was a discussion about real estate activity in Goshen and it was noted that there is very low inventory available for sale in Goshen at this time.

It was also pointed out that the Town of Goshen will be going through a revaluation for the 2027 Grand List and that an RFP will need to go out for that project.

OLD BUSINESS: None.

ADJOURNMENT: Meeting adjourned at 5:01 pm

NEXT MEETING: Wednesday, June 17, 2026 at 4:00 pm

Respectfully submitted,

Lucy Hussman

Received 03/23/2026 10:13 AM
Michelle [Signature]
Goshen Town Clerk
ASST