

GOSHEN BOARD OF ASSESSORS

Regular Meeting- September 16, 2026

Assessor's Office

The September 16, 2026 Regular Meeting of the Board of Assessors was called to order at 4:04 p.m.

PRESENT:

Board Members – Jay Upton, Chairman & Dawn Wilkes

Assessor – Lucy Hussman

EXCUSED:

Board Member - Adam Andrusia

ASSESSORS REPORT:

The Assessor has submitted, to the First Selectman's Office, the Board of Assessor's Annual Report document for the fiscal year that ended June 30, 2025. This document was reviewed and discussed by the board and will be included in the *Annual Report of the Town of Goshen*.

The Personal Property Declarations will be mailed, before the end of September, to all businesses owning taxable personal property in Goshen. The total number of declarations to be mailed is approximately 330 Business Declarations and 80 Camp Trailer Declarations and 30 Short Term Rental Declaration. Each year we gain some new accounts and lose others but the net number of accounts usually increases slightly. We expect activity in the office to be busy during October as all declarations must be delivered or postmarked by November 2, 2026. There is a mandatory 25% penalty for all declarations that are filed late or for any business that does not submit their declaration to the Assessor's Office.

During the month of October, the Assessor and her assistant will be out inspecting all properties in Goshen that have an open building permit. They will concentrate on visiting the new single family dwellings first. 155 Building Permits have been issued since October 1, 2025 plus many Electrical, Mechanical and Plumbing permits. Inspections also include unfinished/open permits from previous years. Since October 1, 2025, 4 New Single Family Dwelling permits have been issued and 14 Certificate of Occupancy permits.

The Board of Assessment Appeals will meet on September 19, 2026 for Motor Vehicle hearings. This is an open hearing that does not require an application before the hearing. There is no indication that there will be many appeals and historically very few appeals have been heard at the September MV hearings. With the new method of valuing motor vehicles using the MSRP and a set depreciation schedule, the only item that can be appealed is the MSRP. The value can no longer be changed due to condition or high mileage.

The town is preparing for a 2027 Revaluation. 2 RFP's were received and the Assessor's recommendation to select Vision Government Solutions bid of \$71,600 was approved by the Board of Selectmen at the September 15, 2026 BOS meeting. The revaluation project will be starting at the end of 2026 and will be implemented for the October 1, 2027 Grand List.

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The Town of Goshen has implemented a new website. There have been some challenges with migrating to a new platform and many pages need to be enhanced.

BUDGET UPDATE:

The budget report dated September 16, 2026 was distributed for review. We are approximately 20% in to the July 1, 2026 through June 30, 2027 fiscal year but have spent 38% of our budget. As usual, some line items, like computer software support/maintenance and cloud hosting, are front loaded with full payments due at the beginning of the fiscal year so they are well above 20% of budget expended at this time.

OLD/NEW BUSINESS:

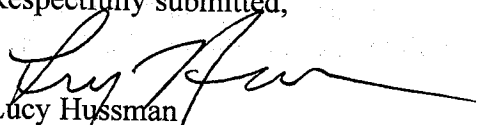
None

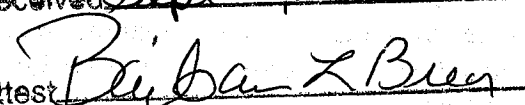
ADJOURNMENT:

Meeting adjourned at 4:45 p.m.

NEXT MEETING: Wednesday, December 16, 2026 at 4:00 P.M.

Respectfully submitted,


Lucy Hussman

Received Sept. 17, 2026 @ 10:18 AM
Attest 
Goshen Town Clerk