

Chapter President Kerry Leichtman—a special message

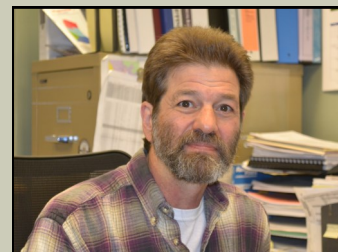
My two years as president of the Maine Chapter are drawing to a close. It's unbelievable how fast they've gone by. It has been an honor, a privilege and a lot of fun serving you and our organization. I'll certainly miss having rose petals thrown in my path as I entered a Maine Chapter exec board meeting, and I'll miss receiving the adulation of the executive board itself. We'd begin our monthly meetings with each board member expressing their admiration for me and telling me what an honor it is to serve at my side. Sigh...

I did have an agenda coming in, most of which got sidetracked by other unforeseen opportunities. My highest priority, however, didn't get overtaken by events; that was to forge a closer, mutually beneficial working relationship with the MAAO. Before ascending the lofty heights to high office I explored the idea of merging the two state-wide organizations into one. There were people on both boards who favored a merger and others who did not. The problem, as I saw it, was that both organizations have proud heritages that people were reluctant to dilute into a merger melting pot.

The truth is both organizations have the same overall goal - to help assessors become better assessors -and both serve that goal differently.

The MAAO's main activities is their management of the all-important assessor listserv and the Fall Conference at the Sebasco Estates resort. The Maine Chapter IAAO's main activities are three quarterly meetings in which we try to present timely topics of concern to all assessors.

One of those quarterly meetings has become the Property Tax Institute (PTI), which we co-sponsor with the Property Tax Division of Maine Revenue Services. PTI's goal is advanced assessor training, which is accomplished by offering an IAAO course. Both organizations actually do much more, including publishing newsletters, but these are the main features.



**ANNUAL
CHAPTER MEETING**

November 17th

See Page 6 for details!

Combined this represents a lot of good education and social opportunities for assessors. Dues for each organization are \$30.

My attitude has shifted. If there were one statewide organization that charged \$60 dues, and it offered all of the above we'd consider ourselves well served.

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Maine News

A retirement party was held on October 13th for **Bob Tripp**, former appraiser for the City of South Portland. He reportedly regaled everyone with “Uncle Bob” stories.

Alex Konczal and his wife recently celebrated the arrival of their first baby. Congrats Grampa Bob!

In Rockland, **Roxy LaFrance** was hired as the city’s assessor’s agent while **Dennis Reed** still acts as their assessor.

John Brushwein has left Gray to work for the town of Cumberland.

In the northern region, **Lauren Bither** said farewell to Houlton after 48 years.

In Winslow, **Judy Mathiau** wraps up her PT 101 class with 13 graduates. Some of the students will sit for the CMA Exam on November 8th.

Susan Russo has left her position in Scarborough for other adventures. Congrats to Susan for winning the MMA Convention Booth door prize!

Both **David Bouffard** and **Steve Lemay** have retired from the Maine Property Tax Division.

Speaking of the Property Tax Division, **Justin Poirier** has agreed to fill David Ledew’s shoes as the Director. We know that Justin will do very well! He has the same energy and devotion to his profession as his predecessor did.

After a few weeks of household projects following his retirement, **David Ledew** has joined the assessing workforce as Readfield’s agent.

In Memory.....

Robert Libby (Bob) passed away on October 17th at the age of 92. Many of the “older” assessors will have remembered Bob. He began as an appraiser for Cole-Layer-Trumble, was an assessor for Westbrook in the late 80’s and then worked as the Gorham assessor from 1981-1991. He served as president of the Maine Chapter in 1990 and joined the State Board of Property Tax Review for a few years.

Fellow colleagues share their memories of Bob....

I was unaware of his love for fast cars until after I rode with him to a meeting one year. I remember telling Mike Austin and Gerry Daigle about my very fast ride and they both broke out in laughter. I will never forget that ride. He was a gentleman and a professional.

Anne Gregory

Bob was the first assessor I ever met. He was on a routine field inspection at my parent’s house in Westbrook when I was in high school.

“What’s an assessor” I asked my dad after his visit. Years later when I became a new assessor for Gray, he would often stop in as an appraiser and was always kind, patient and thoughtful as I asked many (dumb) questions.

Jim Thomas

SAVE THE DATE

**The Maine Property Tax
Institute will begin
May 18, 2018 at Sunday River!**

Chapter President Kerry Leichtman

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Judy and I teach a course called, *The Assessor's Practice*, at tax school which is primarily aimed at new and aspiring assessors. We recommend to everyone that they join and support both organizations. Together the Maine Chapter and MAAO sponsor an assessor's booth at the annual MMA Convention, and organize an assessor education session at the convention. This year we (Darryl McKenney and Judy Mathiau) did an outstanding job by offering three courses: *Tree Growth*, *Paper Streets* and *Valuing Solar Power*. All very topical, well presented and well attended.

Ruth Birtz was president of the MAAO during my tenure as Maine Chapter president. She and I spoke often. She was a great partner and fun to work with.

I've used up all the space Judy's willing to give me without mentioning any of the other wonderful things I accomplished all by myself as your president (I sure hope you're reading proper doses of sarcasm into this). You are being served by a terrific executive board that works hard on your behalf. We meet monthly at Maine Revenue Services HQ in Augusta to discuss initiatives and divvy up the workload. And speaking of Maine Revenue Services, we have had and continue to enjoy a healthy, mutually respectful working relationship with the entire organization. We worked closely with Dave Ledew and his staff and are similarly working with Justin Poirier and his staff.

That good relationship led to the collaboration which resulted in PTI. We also worked with Property Tax to develop the advanced CMA designations program.

Bringing IAAO courses to Maine to make it possible for assessors to achieve the advanced designations has not been not easy. The IAAO can be difficult to work with. But through a great deal of debate amongst ourselves, and then with the MAAO and Maine Revenue, we developed a program that I think will work well. It's in the early stages so too soon to tell, but basically we plan on sending people to IAAO instructor training so that we can better control how the material is offered and at an affordable price.

Bill Healey is the first person to attend the training. His trip to Las Vegas was sponsored by the MAAO. He said the process was grueling. Both organizations, and probably Property Tax, plan on sponsoring other assessors in the future. If you'd like to be considered for sponsorship please let us know.

Back when Wade Rainey was president and I was editing the newsletter we had a running joke that he would give me 10-15 words for his presidents column, which I would then turn into 250 or so. Poor Judy, I give her a 1,000 words and she's got to find a way to edit them down to 15. How'd she do?

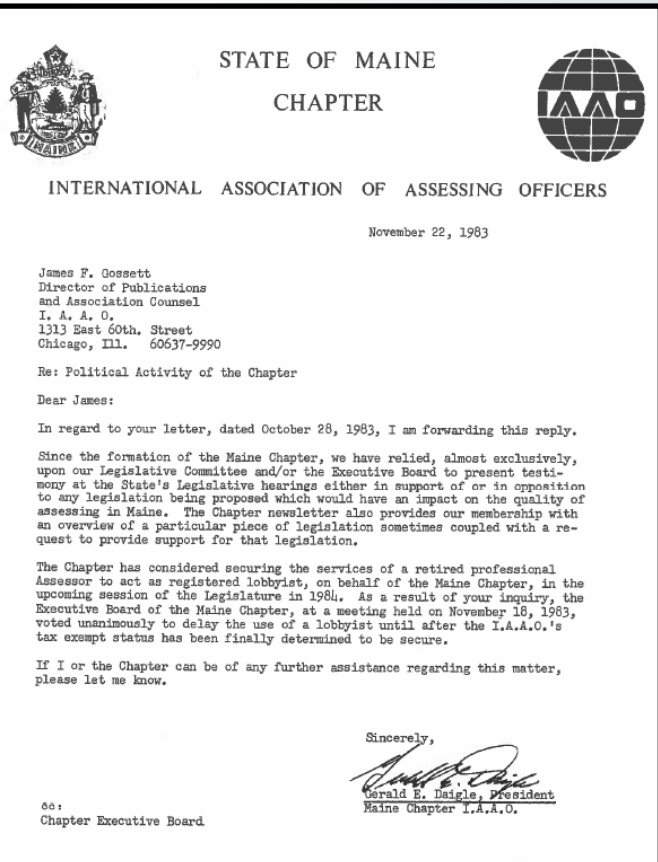
In all seriousness, thank you for your support. It's been a great two years.



Gerry Daigle at the Maine Property Tax School 2017

Back in the Day

Maine Chapter IAAO President in 1983, Gerry Daigle, wrote a letter to the IAAO Headquarters



IAAO



Anniversaries...

New Members!

*Caitlin Anderson
Lorna Thompsom*

Celebrating 10 Years!

Tammy Brown

Celebrating 35 Years!

Darryl McKenney

News...

In **Connecticut**, a class action suit was brought by several owners whose assessments were increased at a different factor than the rest of their town. But the assessor won at the trial court when she proved that she conducted a ratio study supported by the IAAO *Standard on Ratio Studies* (2013).

The homestead exemption in Fairbanks **Alaska** will increase from \$20,000 to \$50,000 in 2018, shifting almost 6 million of the local tax burden onto commercial owners.

The **New Hampshire Association of Assessing Officers** will be offering 3 IAAO Courses during November.

201 Appraisal of Land (Nov 6-10)

931 Reading and Understanding Leases (Nov 17th)

311 Residential Modeling Concepts (Nov 27-Dec 1)

Tax Notice

Notes and News from the Property Tax Division

The Property Tax Division administered a CMA exam on August 4. Of the 39 candidates sitting for the eight-hour exam, 13 passed and are now official CMAs. Congratulations to the new assessors! The next exams are scheduled for Wednesday, November 8, 2017 and Wednesday, February 7, 2018. The registration forms for the exam are available on the Property Tax website: www.maine.gov/revenue/propertytax/.

Oxbow Plantation, in Aroostook County, has officially deorganized and has become part of the unorganized territory. As of 7/1/2017, Oxbow's new name is Oxbow North.

Earlier this year, the 2018 proposed state valuation notices were sent to all 488 municipalities in the state. Municipalities have 45 days from receipt of this notice to appeal the state valuation to the State Board of Property Tax Review.

Amendments to Maine Revenue Services Rule 104 are now official. The change now requires a phase-in of electronic filing of Real Estate Transfer Tax Documents beginning in 2018. The electronic filing requirement will enable the Property Tax Division to provide sales information to municipalities within a few days of the sale recording with the county register. You can see a copy of the rule at: www.maine.gov/revenue/rules/.

Also available on the Property Tax website is a summary of enacted legislation from the 2017 session of the Legislature: www.maine.gov/revenue/propertytax/lawchange_2017.html.

Finally, as you have probably heard, Dave Ledew retired from State service in August. Dave dedicated many years of work to the Property Tax Division and influenced countless assessors along the way. His vast knowledge of all things property tax related was an inspiration to us all. Everyone at the Property Tax Division misses Dave and we wish him nothing but good stuff during the next chapter of his life. Congratulations to Justin Poirier, who has been promoted to director of the Property Tax Division.

"People who complain about taxes can be divided into two classes: men and women."

State of Maine Chapter of the IAAO Executive Board

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Martine Painchaud, CMA	Director	mpainchaud@eliotme.org

ANNUAL ME CHAPTER MEETING

Have you registered??

See Page 7 for the registration form!

Once again, we will be holding the meeting at the Wishcamper Center in Portland—located on Bedford Avenue at the University of Southern Maine.

We have a great day lined up starting with a presentation by **Mathews Brothers who will present on window manufacturing, styles and quality**

The **Maine Revenue Services will be on hand to discuss the progress of the new Advanced Certified Assessor program**

Next we will have the pleasure of hearing from Duke Simoneau, a **USDA Rural Development Appraiser, with 17 years of experience and knowledge of**

Affordable Housing—this will carry over after the lunch break

Immediately after lunch we will award the **Michael Austin Scholarship!! You must be a paid member and not have won within the past 3 years to be eligible. This award has a \$500 value to be used towards approved training during 2018.**

We will also offer free meeting certificates!

REGISTER NOW!

Maine Chapter IAAO ANNUAL MEETING

NOVEMBER 17, 2017

WISHCAMPER CENTER, Bedford Street, University of Maine, So Portland

- 8:30 – 9:00 Registration
- 9:00 – 9:30 Opening Remarks & Annual Business Meeting
- 9:30 – 10:00 Mathews Brothers Windows – Window Manufacturing Technology
- 10:00 – 10:30 Advanced Assessor Certification – Maine Revenue Services
- 10:30 – 10:45 BREAK
- 10:45 – 12:00 Affordable Housing and the LIHTC Program - Duke Simoneau, USDA
Rural Development Appraiser
- 12:00 – 1:00 LUNCH
- 1:00– 1:30 **Michael Austin \$500 Scholarship Drawing!**
- 1:30 – 2:30 Affordable Housing Continued

IAAO State Chapter Meeting – November 17, 2017

Attendee _____

Mailing Address _____

E-Mail _____ Phone _____

Amount Enclosed \$ _____

Please remit along with \$40 (member) or \$50 (non-member) payable to:

State of Maine Chapter of IAAO

And Mail to:

Julie Ethridge, Town of York, 186 York Street, York, ME 03909

OR E-Mail Julie asap - **jethridge@yorkmaine.org**



MAINE CHAPTER OF THE INTERNATIONAL ASSOCIATION OF ASSESSING OFFICERS

Established 1978

2018 APPLICATION FOR MEMBERSHIP

(Membership runs January 1st to December 31st)

Please print clearly and complete the following:

Name: _____

Mailing Address: _____

City/Town Affiliation: _____ Title: _____

Phone Number: _____ Cell: _____

E-Mail Address: _____

Do you hold a certificate for any of the following?

Maine CAT (Certificate No) _____ Maine CMA (Certificate No) _____

Maine Appraiser (Certificate No) _____ Other (Please explain) _____

Please answer the following (optional):

Would you be interested in serving on the executive board or committee? _____

What educational topics would you like offered at a Chapter Meeting? _____

Would you be willing to speak at a future Chapter meeting? _____

Please remit this application and \$30 payable to: **State of Maine Chapter of IAAO**

And Mail to: **Julie Romano Ethridge**
Town of York
186 York Street
York, ME 03909

*If you have any questions please contact Julie at 207-363-1005
or log onto <http://www.mechapteriaao.org>*