

From Chapter President Wade Rainey:



The executive board works hard to keep the cost of continuing education classes down. To that end we are returning to The Calumet Club in Augusta for our winter meeting.

The education committee works to bring great speakers and educational programs to highlight our meetings. We want Chapter members to feel appreciated and to feel that they (you!) belong to a great organization. And you do! Meeting programs should be worth-your-time informative. Meetings should also be fun to attend and provide plenty of opportunity for social networking. Also meeting venues should offer comfortable settings, and the caterers should prepare wholesome and tasty fare.

To that end we've added a few new features to the meetings: we have prize drawings at each meeting for free admission to the next meeting and for gift cards, we now provide members with membership cards, and we give a free 1-year Chapter membership for all new CMAs and CATs, we also have a spiffy new website. Check it out at:

<http://www.mechapteriaao.org/>

We are always looking for new session ideas. Please feel free to contact any of us with ideas for classes and membership. Enjoy the winter months. Thank you

Wade Rainey, CMA, is a contract assessor and owner of TA Associates.



Winter Meeting 2015 at Le Club Calumet

We've moved the winter meeting to Le Club Calumet in Augusta, and have a great line up of speakers for the day.

There probably isn't an assessor in Maine who knows more about the valuation of utilities than Bill Van Tuinen. As we all know, the reporting of assets by utility companies requires the ability to unravel more secret codes than is typical of most Freemasonry ritual ceremonies. Bill either held onto the Captain Crunch decoder ring he got when he was twelve or he's one resourceful assessor because he's the man most assessors call when they've got a complex utility issue to deal with.

Most of us know how to assess something whose value is discernible. That is Bill's topic for our winter meeting's first morning session: Utility Assessment – Discovery and Methodology. What information do we need (compared with what is typically supplied) and where to find it. The information Bill shares will be as useful as it is enlightening.

Next up will be Matthew Cabrera of 3D Data Ltd. and Ken Rogers of KRT Appraisal, who will dazzle us with a new technology. Actually it's old technology with a twist, I don't think you could call a magic wand new technology. Matthew has figured out a way to interface a magic wand with a computer. Think of what Harry Potter could have done with that! He'd have been able to zap

Voldemort with an iPhone app while his old-school demon nemesis was still thumbing "Avada Kedavra"* on his Blackberry.

3D Data Ltd. is one of the world's foremost spatial data companies. The company develops technology that allows users to capture and analyze the 3D relationship of buildings and objects in the physical world. For the last year the company has worked with 11 municipalities in the Northeast to test and develop a system built for the mass appraisal industry. Today, that system is being used by counties, cities, and mass appraisal firms to rapidly gather key field data and generate the sketches necessary for parcel valuation.

Basically, Matthew and Ken's magic wand is a laser device that can measure a building. I haven't seen the device and am looking forward to their demonstration of it, but from what I've read it seems similar to LIDAR imagery acquisition.

From Wikipedia: "LIDAR is a remote sensing technology that measures distance by illuminating a target with a laser and analyzing the reflected light." In our world, LIDAR is used to create 3D images of terrain for mapping purposes. The laser machinery is flown over its target and hundreds of thousands (if not millions) of laser beams are bounced off the earth's surface. Distance is

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Maine Chapter IAAO Annual Meeting 2014

Charlene Charland, CMA Biddeford (left) and Martine Painchaud, CMA Elliot (right). Martine is also a member of the Maine Chapter Executive Board.



Checkin' in with Maine Chapter Treasurer, Matt Sturgis (CMA, Cape Elizabeth) and Secretary, Judy Mathiau (CMA, Winslow).



We're feeling like we have the wind at our backs. The Maine Chapter Executive Board meets once a month at a conference room at Maine Revenue Services offices in Augusta. Each executive board meeting's primary focus is planning for the next full-membership Chapter meeting. Some ideas are ready to go as introduced, others develop over time. Some topics come to us as suggestions from members, others are generated during board discussion.

We look for topics that will speak to assessors at all experience levels. We try to be topical, instructive and, whenever possible, entertaining. Everyone appreciates a well-presented topic, and speakers generally appreciate an attentive and responsive audience. It's always gratifying to see a presentation come off as intended.

Kerri Kondisko, Director Marketing for Keiser Homes' parent company Innovative Building Systems, was one of those speakers. She had information we were eager to receive and was adept at delivering it. The questions asked and the discussion generated was lively, interesting and information rich. Sometime during her talk she invited us for a tour of the Kaiser plant. Hopefully the invitation was sincere because we plan on taking her up on it. Look for a change in venue for this year's spring meeting. We'll choose an Oxford-area location so that a tour of the Kaiser facility can be integrated into the meeting's program.

We'd been wanting to find a way to express appreciation to Dave Ledew, Mike Rogers and Jeff Kendall for quite some time now, and decided that just honoring them wasn't enough – we wanted to make them work for it first by participating in a free-wheeling panel discussion in which Chapter members in attendance could ask them anything. That all three readily agreed to participate in an open-ended panel discussion was exactly why we wanted to honor them. The Property Tax Division of Maine Revenue Services is there for us, whether that "there" is at the end of a phone line, email exchange, or to present at a meeting. Their ability and willingness to be a bridge between the people whose property we assess and whose towns we serve, and the statutes we must follow and administer, is unique.



Chapter President Wade Rainey gets the meeting started (above). Kerri Kondisko, of Kaiser Homes (below).



Kudos all around: To Mike Rogers, Dave Ledew and Jeff Kendall of Maine Revenue Services in appreciation for the support we receive from them (top). And to Alex Konczal, winner of the \$500 Michael Austin Scholarship! (below)



Wade Rainey, Matthew Sturgis and Judy Mathiau drawing numbers and taking names as they give out gift cards and free admission to the next Chapter meeting.



We'd also been searching for a way to honor, on an ongoing basis, the Maine Chapter's founder, Michael Austin. Years ago we created a scholarship in Mike's name, and have struggled ever since with creating a way for someone to earn the honor. Everything we tried fell short for one reason or another, until it occurred to us that being a Maine Chapter IAAO member and a practicing Maine Assessor, was reason enough. The Michael Austin Scholarship provides someone with \$500 to use for any Property Tax Division-approved courses, including any associated lodging expenses. So we decided to just pick a member's name out of a hat (or whatever it was we had on hand), and were thrilled when the winner of the first awarded Michael Austin Scholarship was Alex Konczal. Alex is currently working in Brunswick, assisting Cathi Jamison and Clinton Swett. Why were we thrilled?

Alex's father, Freeport assessor Bob Konczal, has been working hard to find ways to attract people into our profession and, once they've become certified, to help them get a first job. We agree with Bob's concern, it's an ongoing topic of discussion at board meetings. Alex is representative of the next generation and we were pleased to support him with the scholarship.

A few ways we are supporting new assessors: All new CMA's are offered a free first year membership in the Maine Chapter IAAO. The thought is to bring newly minted CMA's to our forums, not only for the educational benefit, but also for the networking possibilities. What could be better when looking for work in one's chosen field than to meet the people already working in it?

Also, last Fall the Maine Chapter IAAO and the MAAO teamed up to sponsor a booth at the MMA Convention. We had three goals: (1) to attract people into the profession by talking to anyone with interest and questions, (2) to make other government officials aware of the assessor's role in good municipal government, and (3) to figure out if having a booth is worth doing. We've talked about, and are still discussing, attending high school and college job fairs.

Kerry Leichtman, CMA, is assessor in Rockport and Camden. He serves as Chapter vice president, and as editor of CMA.



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measured by timing the laser's hits. It seems Matthew and Ken are going to show us that kind of system in a hand-held device. It ought to be interesting.

Magic wands, killing curses, decoder rings – what's next? Harsh but beautiful reality. Standish's Beloved Assessor, Peter Arnemann, has an interesting hobby. He travels to, in his words, "forgotten, forbidden places," to "investigate excessive depreciation." Peter will entertain us with an after-lunch slide show of abandoned buildings, photographed respectfully and artfully.

Sudden Loss in Value

Bucksport and Millinocket are the most recent Maine municipalities to experience the loss of a major economic force in their communities.

We thought it would be interesting and instructive to hear how such sudden disruptions are handled by town/city administrators and assessors. It could happen anywhere, mill town or not, so we've assembled a panel to talk about reacting to a sudden loss in value.

On the panel: Assessors Bill Van Tuinen, Ruth Birtz (Lincoln) and Jef Fitzgerald (Bucksport), and Bucksport Town Manager, Derik Goodine. Ruth has twice experienced a sudden loss in value due to troubles at Lincoln Paper and Tissue. Jef and Derik are in the process of guiding Bucksport through the closing of Verso's Bucksport mill resulting in 570 people losing their jobs.



*Avada Kedavra

Pronunciation: /ə'vɑːdə kə'dɑːvrə/ ə-
VAH-də kə-DAH-vrə

Causes instant, painless death to whom-ever the curse hits. There is no counter-curse or method of blocking this spell.

From *Wikipedia*



The Temple of Doom

Photos by Peter Arnemann

Uniroyal Factory





STATE OF MAINE CHAPTER OF THE INTERNATIONAL ASSOCIATION OF ASSESSING OFFICERS

**WINTER CHAPTER MEETING
FEBRUARY 27, 2015
LE CLUB CALUMET
334 West River Road, Augusta**

Agenda (4.5 credit hours)

- | | |
|---------------|---|
| 8:30 – 9:00 | Registration |
| 9:00 – 9:30 | Pledge of Allegiance, Announcements, Introductions |
| 9:30 – 10:45 | Utility Assessment – Discovery and Methodology
<i>Bill van Tuinen, Revaluation Specialist</i> |
| 10:45 – 11:00 | Break |
| 11:00 – noon | 3-D Technology – Measuring Technique
<i>Matthew Cabrera, 3D Data Ltd., & Ken Rodgers, KRT Appraisal</i> |
| Noon – 1:00 | LUNCH followed by 2 drawings to attend the next chapter meeting for free! |
| 1:00 – 1:30 | Abandoned Buildings – Slide Show
<i>Pete Arnemann, Standish Assessor</i> |
| 1:30 – 3:00 | Sudden Loss in Value – Proactive and Reactive Panel Discussion
<i>Ruth Birtz, Lincoln Assessor; Bill van Tuinen; Jeff Fitzgerald, Bucksport Assessor
and Derik Goodine, Bucksport Town Manager</i> |

Annual IAAO State Chapter Meeting - February 27, 2015

Attendee(s) _____

Mailing Address _____

E-Mail _____ Phone _____

Please remit the bottom portion along with \$35 (member) \$45 (non-member)
payable to: State of Maine Chapter of IAAO

And Mail to: Judy Mathiau, Town of Winslow, 114 Benton Avenue, Winslow, Maine 04901



STATE OF MAINE CHAPTER OF THE INTERNATIONAL ASSOCIATION OF ASSESSING OFFICERS

2014-2015 APPLICATION FOR MEMBERSHIP

(Membership runs November 1st to October 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: Judy Mathiau
Town of Winslow
114 Benton Avenue
Winslow, Maine 04901

If you have any questions please contact Judy at 207-872-2776 Ext 5205
or log onto <http://www.mechapteriaao.org>



State of Maine Chapter IAAO Executive Board

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