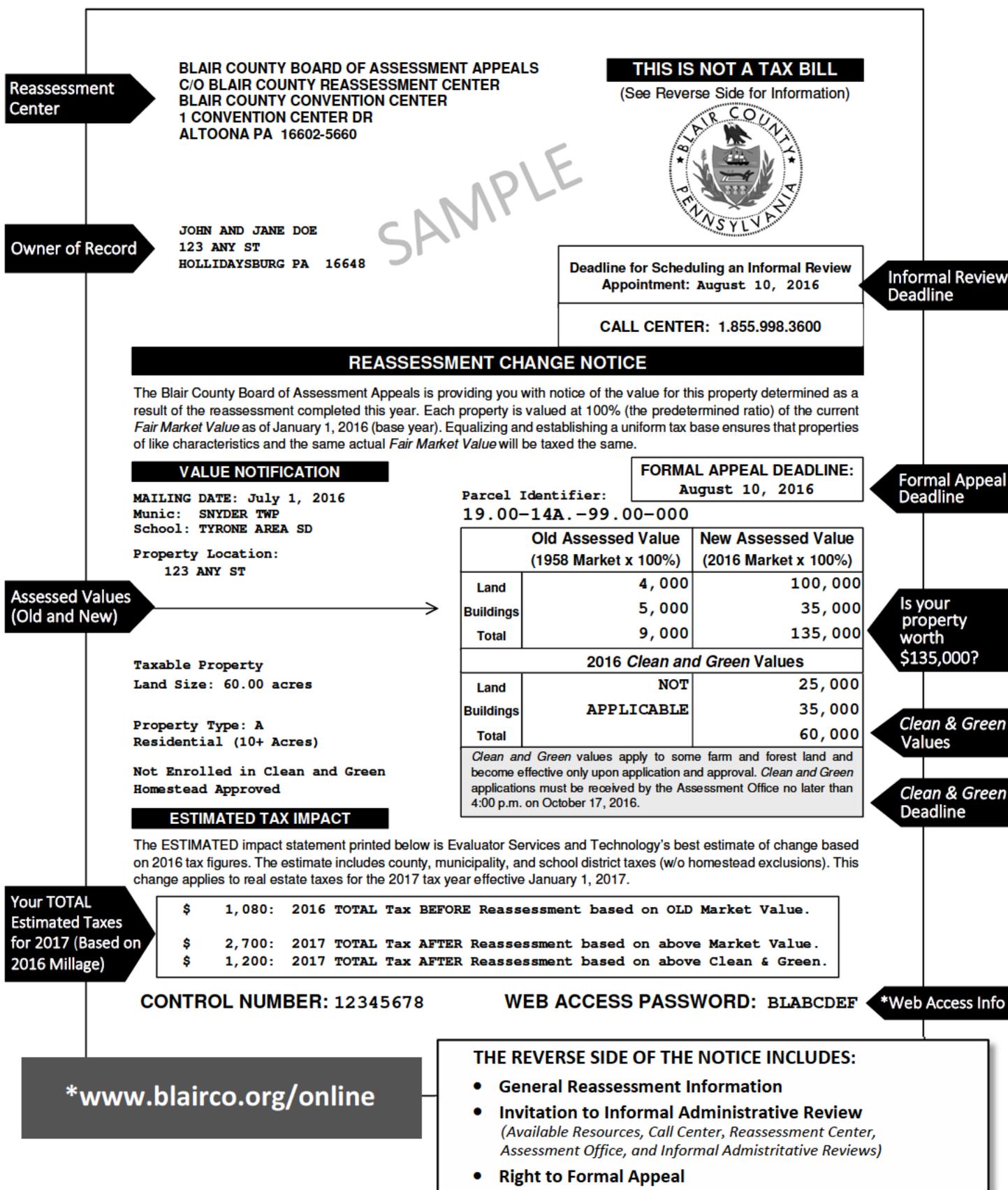


# Interpreting Your *Change of Assessment* Notice



Pennsylvania law requires that all real estate be valued as of the most recent countywide reassessment. The last reassessment, or base year, was 1958. Properties are currently assessed at 100% of the 1958 value (the predetermined ratio). The new base year will be 2016, and assessed values will become effective for taxes starting January 1, 2017.

When the new tax base is certified, all taxing districts must lower their millage rate by the same proportion that their tax base increased. After the millage is lowered, taxing authorities may raise the real estate tax levy, but the law caps any potential increase. Counties, townships, boroughs, and the City of Altoona may not increase the total levy by more than 10% in the year following a reassessment. The statutory limit for school districts is set by the PA Department of Education each year and tied to an index, which is generally about 2%. Some individual taxes will go up or down by more than this percentage; however, an increase in assessed value does not necessarily mean a corresponding increase in taxes. Individual changes in taxes will depend upon a specific property's change as compared to the average change for that taxing district. Review the estimated tax impact statement on the front of this notice to understand how your overall tax bills may be affected.

### General Information & Resources

No action is necessary if you agree that the new assessed value is a value you would expect to receive if you sold your property. If you have questions or do not agree that the new assessment represents *Fair Market Value*, the following resources are available for you:

- ◆ **Internet Resources:** To learn more about the reassessment or download and print forms, please visit [www.blairco.org/online](http://www.blairco.org/online). You can search county records and review your property description by following the "My Property" link to CourthouseOnline from the county's website. You do not need to create a MyCOL member login or purchase a subscription, but you will need the control number and password printed on this notice on the reverse side at the bottom.
- ◆ **Reassessment Center:** The Reassessment Center is located in the Blair County Convention Center, 1 Convention Center Drive, Altoona, PA 16602 and will open June 30, 2016 (Monday – Friday, 8:30 a.m. to 5:00 p.m.). Appointments are required for informal reviews and formal appeals. If you do not have Internet access or would like assistance searching property records, visit the public computer stations or pickup assessment-related information and forms at the Reassessment Center.
- ◆ **Assessment Office:** Contact the Assessment Office if (1) you believe the owner of record, mailing address, or acreage listed on this notice is inaccurate or (2) you have questions about *Clean and Green* enrollment. The Assessment Office is located at 423 Allegheny Street, Suite 041, Hollidaysburg, PA 16648. All other inquiries related to your new assessed value and this notice must be directed to the Call Center or Reassessment Center.
- ◆ **Call Center:** If you have general questions, call toll-free 1.855.998.3600 (Monday - Friday, 8:30 a.m. to 4:30 p.m.). Call center representatives will answer general questions and/or schedule an informal administrative review where you can ask questions about your specific parcel(s). Operators will not be able to discuss individual property data or values; however, they can assist you with information related to this notice and the overall review and appeal processes.
- ◆ **Informal Administrative Reviews:** Request an informal appointment by calling toll-free 1.855.998.3600 if (1) your property description is inaccurate or incomplete or (2) you would like to review your property record on a one-on-one basis. Reassessment representatives will review property descriptions, make data corrections, and if applicable, make value revisions subject to the Board's approval. Informal reviews are intended to focus on correcting property descriptions. Bring your change of assessment notice and photographs and/or paperwork that documents facts or features about your property. You should bring evidence of factors that may affect value or influence a buyer. Many concerns can be resolved at an informal appointment because inaccurate or incomplete data will often affect assessment values.

Disputes based on comparable properties and differing opinions of market value must be presented to the Board of Assessment at a formal appeal hearing. **Scheduling an informal review does not extend your 40-day formal appeal deadline.** You may file a formal appeal even if you intend to schedule an informal review. If you are satisfied at the conclusion of the informal appointment, you can withdraw your request for a formal appeal. During an informal review and a formal appeal, the property will be re-evaluated and the resulting assessment may be lowered, raised, or remain the same.

### Your Right to a Formal Appeal

Any persons, including the affected taxing districts, aggrieved by this assessment may file an appeal within **40 days** of the mailing date of this notice. The Board of Assessment requires each appellant to complete the County's approved appeal form(s). The appeal form provides written notification of your intent to appeal and must identify the appellant, parcel, owner, assessment(s) appealed, and the address to which notice of the scheduled hearing shall be mailed. The Board of Assessments' rules and regulations and approved forms are available at the Reassessment Center or through [www.blairco.org/online](http://www.blairco.org/online). Appeal forms must be received or postmarked by the filing deadline on the reverse side of this notice. Appeals that are untimely filed will be rejected and a hearing will not be scheduled. Be sure to review the complete rules and regulations prior to your hearing. Bring any evidence that will help support your claim and opinion of market value.