



Town of Montgomery - P.O. Box 356
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Montgomery Board of Listers
MINUTES

Special Meeting – Thursday May 28th, 2026
9:30am ~ Town Office (86 Mountain Road)

Members present: James Walsh, Kenny Miller
Elizabeth Reighley, Assessor Clerk

Meeting called to order at 9:43am

1. **Review and make any changes to the agenda.** No changes.
2. **Review/approve minutes of June 27th, 2025.** James motioned to approve the minutes, seconded by Kenny, motion passed.
3. **Visitors.** None
4. **Lodge Abstract of 2026 Grand List with Town Clerk:**
 - a. **Review:** Transfer Reports, Utility Property Value Changes, Veteran Exemptions, 411 Reports. Liz presented the 2026 Abstract Grand list post completion of all property transfers, Current Use Value updates/verifications, Homestead Declarations, Zoning Permit updates including data collection from spring site visits to verify all new building permits input by Kevin Grassi, Town Assessor. Members review the reports. Liz went over the new utility values set by the State PVR, new values have been added to the Grand list- communications equipment now valued as real estate and thus taxable by the Town. With the reports concluded the board lodged the 2026 Abstract Grand list with the Town Clerk. The board will meet again after the conclusion of Grievance Hearings to lodge the Final Grand list pending any appeals of the Lister's decision to the BCA.
 - b. **Change of Appraisal Notice Process Review:** Liz reviewed the COA notices for properties that have a valuation change this year due to new structures, additions, acreage changes due to subdivisions etc.
 - c. **Grievance Hearing Process review:** These COA notices will go out by certified mail this same day to notify owners of their right to grieve the new assessment should they choose to, Grievance Applications must be received in writing on or before June 19th, 2026 (by 9am). Grievance Day will be held from 9-noon on June 19th to hear any applicants grieving their 2026 Grand list Value (there is a separate process in place for the Townwide Reappraisal values/grievance next year). Liz will send the board property record cards/cost sheets for grievance applications (if any) in advance of the date to ensure there is time to review and prepare questions.

5. **Open Mail / Sign Orders / Other Business:** Discussion took place regarding the process of the Townwide Reappraisal, how the process works, what notifications have/will be sent out road by road when the appraisers are in each area of town. Liz overviewed what the process looks like after data collection occurs wherein NEMRC will conduct an analysis of property sales in Montgomery, booklets (similar to 2014) with the new values will be printed and distributed to property owners and the opportunity to ask questions of the appraisers/correct information in a more informal process will be available; after that takes place a more formal Grievance process will occur before final values are set for 2027. Members discussed a framework for the Lister's to accompany Kevin on site visits so they can participate and understand the data collection/assessment process as collection begins. Liz will get in touch with Kevin to loop him into the conversation about site visits. No other mail to review.

Meeting adjourned at 11:00am

Respectfully submitted,
Elizabeth Reighley, Municipal Clerk
Assessor Clerk