

# WEBSTER TOWNWIDE REVALUATION



## FAQs

### **Q: What is a revaluation?**

A: During a revaluation or reassessment, the Assessor's Office will review the market values of all the properties in the community. Based on changes in the real estate market, the assessor will determine which assessments need to be increased or decreased.

### **Q: Why are regular revaluations necessary?**

A: After several years without a reassessment, some properties will be *over-assessed*, and some will be *under-assessed*. This is because some properties will have increased in value, while others may have decreased or stayed the same. Without reassessment, all the properties will continue to pay the same amount of taxes.

### **Q: When was Webster's last revaluation completed?**

A: Webster last had a townwide reassessment in 2004.

### **Q: When will my tax bill be impacted?**

A: The revaluation will first be applied to the 2027 tax roll, which means if there are any changes to a tax bill as a result of the revaluation, they will not be first reflected on a tax bill until the September 2027 School Tax bill.

### **Q: Will I be notified of my change in assessment?**

A: Yes, full disclosure notices will be mailed in early 2027. This notice will include your property's new assessed value and an estimate of your property taxes after the revaluation is complete.

### **Q: What if I disagree with my assessment?**

A: Several opportunities will be given to ask questions about your property's reassessment, including through the informal review process and the Grievance Day.