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NEWS RELEASE

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THE CITY OF BRISTOL ANNOUNCES PHYSICAL INSPECTIONS OF RESIDENTIAL PROPERTIES TO BEGIN ON SEPTEMBER 1, 2023 IN PREPARATION FOR 2027 REVALUATION PROCESS

BRISTOL, CT – The Mayor's Office and the City Assessor's Office have announced that field inspection services relative to assessment revaluations in preparation for the October 2027 revaluation of all properties by a licensed contractor has been approved.

The property inspection list is comprised of approximately 20,600 parcels to be data collected within the 2022 live Vision 8 revaluation database. The inspections are expected to begin on or about September 1, 2023 and be completed by late spring 2026 or approximately 5,150 parcels per year. All field inspections will be done by a licensed contractor, Tyler Technologies, approved by the City of Bristol. All field personnel shall have visible clip-on identification cards, which shall include an up-to-date photograph. In addition, all field personnel shall carry a "Letter of Introduction" signed by the Assessor.

The last revaluation was effective as of October 1, 2022; the next revaluation is October 1, 2027. Connecticut law requires assessors to revalue all property at least once every five years and specifies the processes and methods they must follow. These include updating or correcting property data by viewing each property in its neighborhood setting and inspecting each property at least once every 10 years. **(CGS § 12-62: https://www.cga.ct.gov/current/pub/chap_203.htm#sec_12-62).**

A Revaluation is the process of performing all of the necessary Market Analysis and Valuation steps to determine accurate and equitable values for all properties within a municipality. The equalization of the values within a City or Town creates a fair distribution of the tax burden. The purpose of a Revaluation is not to raise taxes, the purpose is to create an equitable distribution of the tax load.

"We appreciate the cooperation of property owners to allow field inspectors to evaluate and collect information about their property," stated City of Bristol Assessor, Thomas DeNoto. "This will allow the City to verify that the most up-to-date information for each property owner is in our database to ensure an accurate assessment for the next Revaluation in 2027."

“We appreciate the cooperation of not only the personal property owners, but also Bristol business owners who are the economic engines that drive our City. It is important that we start this process early as the state requires a complete update every five years. In addition, I want to personally thank City Assessor, Thomas DeNoto and his team for their professional and balanced approach to this process,” stated Mayor Jeffrey Caggiano.

For more information about how the Revaluation Assessment process works, contact the City of Bristol Assessor Office at 860-584-6240, or visit the City of Bristol’s website: <https://www.bristolct.gov/122/Revaluation-2022-Overview>

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