Town of Vienna - Assessment Department Monthly Report
July 2026

- Assessment reviews requested by Town Residents since March 2, 2026. There have been no requested assessment reviews for the 2027 assessment roll related to demolitions, fire loss or assessment complaint.

Assessment Changes from Assessment Reviews

2027 Tax Roll	Requested	Reviewed	Assessed Value Change	Market Value Change
Sylvan Beach	0	0	$0	$0
Town of Vienna	0	0	$0	$0
Totals	0	0	$0	$0

- Processed 41 sales for entry into the RPS database for sales transmittals using department procedure AA-DC-03, RP-5217 (Sales) Review Process. All arm's-length sale property transactions since March 2, 2026, taxable status date have been reviewed for inventory comparison between tax records and sales listings with valuation changes made where applicable. All pending splits/merges that can be made have been completed.

Impact of Changes due to Sales, Splits and Merges – 2027 Assessment Roll

2027 Tax Roll	Total	Assessed Value Change	Market Value Change
Sales Reviewed	11		
Splits and Mergers	6		
Totals	17	$174,700	$545,938

- Valuation of completed building permits for the 2027 assessment roll is off to a robust start. The number of completed and valued permits this early in the assessment cycle is historically high, as typically the building permit valuation period starts in August of each year.

Permits – Village of Sylvan Beach (306401) and Town of Vienna (306489)

2027 Tax Roll	Closed by Codes	Valued by Assessor	Assessed Value Change	Market Value Change
Sylvan Beach	3	3	$1,800	$5,625
Town of Vienna	103	102	$1,660,126	$5,187,894
Totals	106	105	$1,661,926	$5,193,519

- The Assessor is required to maintain at least 12 Continuing Education (CE) Credits per year starting on October 1, 2025, through September 30, 2026. The Assessor has completed a 6 CE credit course on the administration of RP-467 and RP-459-c exemptions. The Assessor has also completed a 6 CE credit course on using Artificial Intelligence (AI) for assessment functions. This completes the 12 CE credits needed for 2026.
- The Assessment department has started the 2027 assessment roll. A link to the 2026 final assessment roll is available on the town web page.

Respectfully submitted,

Phillip M. Amway, SCA
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