

# What makes my assessment go up or down?

*(Below are some of the factors affecting assessment, there are many more to consider)*

## **Your assessment may INCREASE for the following reasons:**

- New Construction such as an addition, garage, in-ground pool
- Renovations or remodeling of existing home
- Adding a heating system where no heating system existed
- Adding acreage to your lot (merging of other parcels or acreage)
- Discovery of property inventory not previously assessed (including remodeling)
- Market changes (regardless of any change to your property)
- Prior assessment too low

## **Your assessment may DECREASE for the following reasons:**

- Demolition of improvements previously assessed
- Fire or other catastrophe
- Removing a heating system where a heating system previously existed
- Removing acreage from your lot (splitting of parcel)
- Discovery of improvements assessed that are no longer there
- Market changes (regardless of any change to your property)
- Prior assessment too high

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Your assessment will not increase if you paint your home.

Your assessment will not increase if you replace your roof.

Your assessment will not increase if you replace your heating system.

Your assessment will not increase if you replace your windows.

Your assessment will not increase if you replace all your flooring.

Your assessment **WILL** increase if you paint your home, replace your roof, replace your heating system, replace your windows, and replace your flooring all at the same time.

The reason for this is that condition of the home is a factor used in assessing. If your home is in need of all the above, it is likely in **FAIR** condition. Replacing any one item will not overly affect the value or change the condition. If you replace all these items at the same time your house is no longer in fair condition.