

The Town of Arundel has contracted Vision Government Solutions to perform a property valuation update with the goal of developing accurate assessments based on just value and generating a tax base distributed equitably among Arundel taxpayers as of April 1, 2025.

Arundel's last revaluation occurred in 2004. Meanwhile, changing economic conditions have resulted in the development of inequities. These inequities are remedied by reappraising all properties to reflect 2025 market levels. Because property values fluctuate with market conditions, it is necessary to conduct revaluations to ensure an equitable distribution of the tax burden. Revaluations are performed to return all property values to market levels existing at the time they are conducted.

You may see a data collector in your area. These inspectors work for Vision Government Solutions of Hudson, Massachusetts. Under the supervision of the Town's Assessor, Vision inspectors will collect and analyze data on properties sold in town from April 1, 2023 through April 1, 2025. Vision employees carry photo identification and a letter of verification from the Town Assessor and the Town Manager.

As we keep all participants health and safety in mind, inspectors will measure the exterior of the home and take exterior images of the property. Interior information and a short interior inspection will be requested upon visitation.

While it is not mandatory for residents to allow inspectors interior access, your cooperation is vitally important to maintain the accuracy and uniformity of the assessment records.

Once the data is collected, it will be analyzed along with current market trends to determine the market value for each parcel of real estate.

Notices with new assessments will be mailed to all property owners in the summer of 2025. At that time, Vision Government Solutions will conduct informal hearings with any property owner requesting assessment clarification. More information in this regard will be forthcoming.