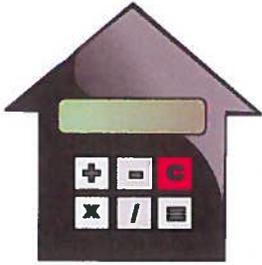


Piscataway 2018 Reassessment Information



Piscataway Township is conducting a reassessment of all real estate in the Township. The Township last revalued properties in 2014. Piscataway has hired Realty Appraisal Company to assist in the reassessment process.

The purpose of the reassessment is to value all property at its current market value. In order to conduct a reassessment the State of New Jersey requires properties be inspected within 4 years of the effective date of the reassessment. Township properties were last inspected in 2012 and 2013 which is why inspections are being conducted now.

Data Collectors from Realty Appraisal will go to every taxable property within the Township to inspect the interior and verify exterior measurements. The collectors are noting information regarding:

- Number of rooms
- Number of bathrooms and plumbing fixtures
- Type of heating and cooling systems
- Basement & Attic Finish
- Decks, Patios & In ground Pools
- Physical condition of interior and exterior

** Personal items such as furniture do not influence the value of a property.*

Data Collectors will carry picture identification cards and a letter of introduction from the Tax Assessor, Lisa Stephens. **Do not let anyone into your home/building without the identification described above.** If you have any doubts about the data collector contact the Tax Assessor's Office (732-562-2328) or Piscataway Police Department (732-562-1100).

If you are not home the collector will complete an exterior inspection, estimate interior data and leave a card with Realty Appraisal's telephone number and instructions on how the owner can make an appointment.

PLEASE NOTE

Data Collectors have been trained to identify and record necessary property characteristics quickly and accurately. However, they are not appraisers and will not be able to answer questions regarding property values or taxes.

After data has been collected it will be analyzed. Information such as local building costs, property sales and commercial income and expense information will be considered in determining the market value of property. Notification of new values will be mailed to all property owners in the Fall of 2017. The notification will include information regarding an informal value review period where property owners will have an opportunity to meet with Realty Appraisal to discuss their new value.

After the informal review period has ended, final assessments for Tax Year 2018 will be certified to Middlesex County Board of Taxation in January 2018. If a property owner is not satisfied with the results of the reassessment or informal review of their property, a formal appeal may be filed with Middlesex County Board of Taxation on or before May 1, 2018.

QUESTIONS?

If you have questions regarding the reassessment process contact the Township Assessor's Office at 732-562-2328. For additional information regarding Realty Appraisal Company you may go to their website: www.realtyappraisal.net.