

Assessment Bulletin

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EQUALIZED ASSESSMENT PANEL TECHNICAL COMMITTEE

EAP Technical Committee Recommendation

Item: 11

Title: Regional Strata Definition

EAP Recommendation: 6Aii

Question: One method of expanding sample size is to look for sales outside the municipality. Where should these indicators of value be drawn from?

Background:

EAP Recommendation 6Aii states "For all municipalities, provide for the use of sales and other data from other comparable municipalities, and/or expand the historical timeframe to include additional sales, and/or provide for the use of independent appraisals to increase sample sizes where necessary". Regional strata are collections of two or more municipalities with similar economic conditions, physical characteristics and values.

Recommendation:

Similar municipalities should be identified as being a regional stratum.

Recommendation Background:

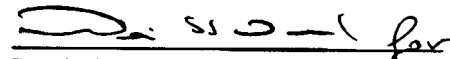
The auditor, in consultation with the municipal assessor, will establish the regional strata. Adjustments may also be assigned to account for differences due to location and other economic factors.

Recommended

Accepted



Steve White
EAP Technical Committee Chair



Brad Pickering
ASSET Steering Committee Chair

May 24, 2002

Date

no 102

Date