

**From:** Broniak Christine  
**Sent:** Monday, April 15, 2013 9:58 AM  
**To:** Rep Barnhart; Rep Berger  
**Cc:** Doug Schmidt; PHILLIPS John C  
**Subject:** Events in which the Changed Property Ratio is Used

Rep. Berger,

I thought I would just answer the question you asked in committee. The constitution outlines some events for which the changed property ratio is applied to the real market value of a property to obtain a maximum assessed value. These are:

- (A) The property is new property or new improvements to property;
- (B) The property is partitioned or subdivided;
- (C) The property is rezoned and used consistently with the rezoning;
- (D) The property is first taken into account as omitted property;
- (E) The property becomes disqualified from exemption, partial exemption or special assessment; or
- (F) A lot line adjustment is made with respect to the property, except that the total assessed value of all property affected by a lot line adjustment shall not exceed the total maximum assessed value of the affected property under paragraph (a) or (b) of this subsection.

The property that HB 2943 addresses is category E, which became disqualified from exemption upon the termination of the taxpayer's lease to the nonprofit. The measure would replace the usual county wide CPR calculation with a more individualized calculation for that property alone. It is difficult to say how the HB 2943 maximum assessed value would pan out compared to the usual method of multiplying by the county average CPR for the property class.

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