

# MAINE STATE LEGISLATURE

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(Emergency)  
THIRD SPECIAL SESSION

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ONE HUNDRED AND THIRTEENTH LEGISLATURE

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Legislative Document

No. 2697

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S.P. 1033 In Senate, September 15, 1988  
Approved for Introduction by a Majority of the Legislative  
Council pursuant to Joint Rule 26.  
Reference to the Committee on State and Local Government  
suggested and ordered printed.  
JOY J. O'BRIEN, Secretary of the Senate

Presented by Senator BUSTIN of Kennebec.  
Cosponsored by Representative MAYO of Thomaston,  
Representative HICKEY of Augusta, Representative CARROLL of  
Gray.

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STATE OF MAINE

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IN THE YEAR OF OUR LORD  
NINETEEN HUNDRED AND EIGHTY-EIGHT

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1 RESOLVE, Creating a Commission to Establish  
2 the Valuation of State-Owned Properties.  
3

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4 Emergency preamble. Whereas, Acts and resolves  
5 of the Legislature do not become effective until 90  
6 days after adjournment unless enacted as emergencies;  
7 and

8 Whereas, a significant number of Maine  
9 municipalities have state-owned property within their

1 borders which is tax-exempt; and

2       Whereas, the local residents, through the property  
3 tax, fund various services for State Government,  
4 including police and fire protection, road maintenance  
5 and sanitation; and

6       Whereas, municipal property tax burdens are  
7 increased due to the presence of state-owned,  
8 tax-exempt property and this creates a substantial  
9 burden on local taxpayers; and

10       Whereas, the State does not have an accurate  
11 calculation of the value of its property, and such  
12 valuation is desired at the earliest possible time; and

13       Whereas, a commission is necessary to oversee the  
14 valuation of state-owned property; and

15       Whereas, in the judgment of the Legislature, these  
16 facts create an emergency within the meaning of the  
17 Constitution of Maine and require the following  
18 legislation as immediately necessary for the  
19 preservation of the public peace, health and safety;  
20 now, therefore, be it

21       Commission established.       Resolved: That there  
22 is established the Commission to Oversee the Valuation  
23 of State-Owned Property.

24       1. Membership. The commission shall consist of 7  
25 members to be appointed as follows. Three members  
26 shall be appointed by the President of the Senate and  
27 4 members shall be appointed by the Speaker of the  
28 House.

29       2. Duties of the commission. The commission  
30 shall:

31       A. Solicit and award a contract for the valuation  
32 of all real and personal property in each  
33 municipality and unorganized place which is owned  
34 by the State;

35       B. Oversee the progress and work of the

1 contractor; and

2 C. Present to the First Regular Session of the  
3 114th Legislature a detailed report of the  
4 contractor's findings by no later than February 1,  
5 1989. The report shall also include any proposed  
6 legislation which the commission finds necessary.

7 3. Organizational meeting. The first meeting of  
8 the commission shall be no later than October 15, 1988.

9 4. Assistance. Assistance from the legislative  
10 staff shall be requested from the Legislative  
11 Council. The Bureau of Taxation shall also assist the  
12 commission as necessary.

13 5. Compensation. The members of the commission  
14 shall receive no compensation, but shall be reimbursed  
15 for all necessary expenses; and be it further

16 Appropriation. Resolved: That the following  
17 funds are appropriated from the General Fund to carry  
18 out the purposes of this resolve.

19 1988-89

20 LEGISLATURE

21 Commission to Oversee the  
22 Valuation of State-Owned  
23 Property

24 Personal Services \$ 6,000

25 Provides for  
26 reimbursement to  
27 commission members for  
28 per diem expenses.

29 All Other 194,000

30 Provides funds to  
31 allow the commission  
32 to contract for a

1 complete professional  
2 valuation of  
3 state-owned property.

4  
5 Total \$200,000

6 Emergency clause. In view of the emergency  
7 cited in the preamble, this resolve shall take effect  
8 when approved.

9 STATEMENT OF FACT

10 Over half of Maine municipalities contain  
11 state-owned property within their borders. This  
12 resolve has 2 purposes.

13 First, the State has no accurate inventory on the  
14 value of the property it owns. Currently, municipal  
15 assessors estimate the value of the state-owned  
16 property within each municipality. This methodology  
17 is neither exact nor uniform. This resolve authorizes  
18 the Department of Finance to contract for a complete,  
19 professional valuation of state-owned property.

20 Secondly, once the State has a valid, statewide  
21 assessment of state-owned, tax-exempt property, the  
22 taxation committee will have an accurate base of  
23 information from which to work to determine what  
24 legislation should be presented to the First Regular  
25 Session of the 114th Legislature to relieve the  
26 property tax burden on the citizens of municipalities  
27 with state-owned property.

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