

**Okanogan County Property Tax Administration Review Follow-up  
Status of Work Completed  
December 2021**

NOTE: Refer to our original report issued in February 2020 for a complete explanation of each requirement.

Requirement	Topic	Work Completed on Requirement	Completed / Pending Completion	Future Follow-up?
1	<b>Procedure for adding new construction at percent complete to the assessment roll</b>	The Assessor has installed a new policy is to use the Marshall and Swift percent of completion chart. This will allow them to add new construction value to homesites during different phases of new construction.	Completed	No

Recommendation	Topic	Work Completed on Recommendation	Completed / Pending Completion	Future Follow-up?
1	<b>Meet the IAAO Standard for median assessment ratio</b>	Since the Assessor had taken office, they have adjusted their calibration model to fall inside the IAAO standard of 90 to 110 percent. Their models are now tracking the percent of change per month, per area, and applying as they go.	Completed	No
2	<b>Updating values in areas that have not been inspected</b>	<p>The Assessor has been working at updating values in areas that have not been inspected since he took office in 2019. They are identifying more comparable neighborhoods and changing values yearly in the non-inspection areas. They have been increasing values at a very high rate the last 2 years based on new models and believe it shows in their new ratio. The extreme market we are in is very difficult to gain ground, but they are modeling the entire county every year.</p> <p>The Assessor has talked to the County Commissioners and the Union at possibly hiring a new Ratio Analyst to assist the Chief Appraiser and Assessor in the Annual non-inspection cycle work.</p>	Completed	No