

**Remote Finance Committee
Meeting Agenda
Thursday, September 11, 2025
5:00 PM**



MEMBERS
Councilor April Fournier, Chair
Councilor Benjamin Grant
Councilor Wesley Pelletier
Mayor Mark Dion (Ex-Officio)

Remote via ZOOM

PUBLIC COMMENT INFORMATION

To submit written public comment on an agenda item for which public comment is being accepted, email finance@portlandmaine.gov. Submissions must be received by 12:00 pm the day before the Finance Committee meeting to guarantee their inclusion in the agenda packet. All submissions must include the commenter's name and legal address. To help ensure your comment is submitted for the correct item, please include the name of the agenda item (see below).

ZOOM MEETING INFORMATION

This meeting will take place remotely using Zoom. This meeting will be held remotely pursuant to the Remote Meeting Policy adopted by the Portland City Council. Allow your computer to install the free Zoom app to get the best meeting experience. If you are not able to attend live, a recording will be available in the Agenda Center following the meeting. For agenda items where public comment is scheduled, you will need to use the "raise your hand" feature. To raise your hand via the telephone, please hit *9. You will be unmuted by the host when it is time for public comment.

Join from PC, Mac, iPad, or Android:

<https://portlandmaine-gov.zoom.us/j/82625199151?pwd=MVbpGmepK1v02YlJcbIcacxzvVGOKf.1>

Passcode:657888

Phone one-tap:

+19292056099,,82625199151#,,,,*657888# US (New York)

+13017158592,,82625199151#,,,,*657888# US (Washington DC)

Join via audio:

+1 929 205 6099 US (New York)

+1 305 224 1968 US

+1 312 626 6799 US (Chicago)

Webinar ID: 826 2519 9151

International numbers available: <https://portlandmaine-gov.zoom.us/j/82625199151>

1. Introductions

2. FY26 Tax Rate and Tax Billing Updates

Earlier this month, [the City Assessor completed the tax commitment and set the mill rate for FY26 at \\$11.98.](#) This is an approximately 25% decrease from the projected FY26 pre-revaluation mill rate of \$16.05. The City has also set FY26 property tax due dates. Payments are due on October 17, 2025 and March 20, 2026. Paper copies of tax bills are being prepared for mailing this month. At the current meeting, the City Finance Director will discuss the FY26 mill rate and provide some updates on the tax billing process. This is a discussion item only; no action is currently scheduled.

3. Review of Portland Senior Tax Equity Program (PSTEP) - History and Expansion Discussion

In 2017, in an effort to help ease the burden of rising housing costs for the City's low income seniors, the City Finance Committee examined and recommended a Portland Senior Tax Equity Program ("P-STEP"). The program has been codified within Chapter 2 of Portland City Code and was modeled after similar senior tax relief programs in other local municipalities. The Portland program is the broadest in the region and includes the lowest age limit for qualification (62), no income restrictions beyond qualification for a tax credit under the Maine Property Tax Fairness Credit program, and has no restrictions based on length of residency or the homestead exemption. Expansion of the Portland Senior Tax Equity program was added to the annual Finance Committee work plan after being requested by several current City Councilors. Furthermore, the program needs to be expanded to ensure all applicants receive their full amount due in future fiscal years. At the current meeting, staff will review options for expansion. This is a discussion item only; no action will be taken at the current meeting.

4. Review of Portland Draft Payment-in-Lieu-of-Taxes Policy (PILOT)

The City's Finance Committee (and other Council Committees) have explored a PILOT policy for Portland at several points in time over the last several years. At the current meeting, staff will review the latest draft of the PILOT policy and discuss changes incorporated based on constituent feedback and best practices in other municipalities. This is a discussion item only; no action will be taken at the current meeting.

5. Future Meeting Dates / Topics

- a. To Be Discussed at Meeting

6. Adjournment