

## **Board of Assessors – January 5, 2009**

The meeting was called to order at 5:35PM by Chairman Harry Johnson. Also present were Jay Newton and Jack McKiernan.

1. Rich Boucher came in to discuss the MUNIS conversion and what is needed from PK.
2. Discussion on the Verizon letter requesting an agreement for abatement. Selectman Crowley stopped by and Harry briefed him on it. Terri to make copy of letter and put Selectmen's mailbox for Dennis.
3. Terri to make copy of the ATB file for Jay and Jack to review to get up to speed on the cases.
4. The Board voted unanimously to regroup as follows: Harry Johnson as Chairman, Jay Newton as Clerk and Jack McKiernan as Member.
5. There was a lengthy discussion on CRPCD and the tax bills they have been sent. Harry explained to the other members that CRPCD cannot technically go to the ATB since the taxes are unpaid and they never went thru the abatement process and got denied.
6. There was a discussion on Board of Health's request to abate a lien that was incorrectly applied to a property. Terri to enter tomorrow.

Meeting was adjourned at 8:00PM.

The following were signed:

Excise abatements  
Lien abatement request for Board of Health  
Respectfully,

Secretary

**Board of Assessors – January 12, 2009**

1. the meeting was cancelled due to lack of quorum

Respectfully,

Secretary

**Board of Assessors – January 19, 2009**

1. There was no meeting due to the Martin Luther King Jr. Holiday.

Respectfully,

Secretary

## **Board of Assessors – January 26, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present were Jay Newton and Jack McKiernan.

1. Board reviewed several Statutory Exemptions.
2. There was a lengthy discussion on the abatement applications and land values. Terri told Harry that as he requested, she contacted Paul Kapinos to get the land curve that was used for the values but had yet to receive it back from him. Harry told her to contact him again.
3. Nancy Brady came by at 6pm to discuss her taxes on her as yet un-complete new home. Board asked Terri to see if Suzy has anything in writing for 153 Holliston Street.
4. Board reviewed the Annual Report Terri drafted. It was discovered that even though the instructions said to use Fiscal year ending June 30, 2008, that was what had been used the year before. Looking back as far as 2000, it was decided that the figures should be the FY2009 numbers. Terri to re-draft.
5. Board discussed the possibility of a grade/pay increase for Terri.

Meeting was adjourned at 9:00PM.

The following were signed:

Senior Work Off for 203 Village Street  
CPA exemption for 8 Meadow Road

Respectfully,

Secretary

## **Board of Assessors – February 2, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present were Jay Newton and Jack McKiernan.

1. Board discussed Terri's review – she will type it up and the Board will sign it.
2. There was a lengthy discussion on the Transition value for Sithe/Exelon. Board figured the abatement amount and signed.
3. The Board reviewed the Annual report Terri composed and filled in any questions for her.
4. The minutes of 1-12- & 1-19-09 were approved as written.

Meeting was adjourned at 8:30PM.

The following were signed:

Respectfully,

Secretary

## **Board of Assessors – February 23, 2009**

The meeting was called to order at 5:45PM by Chairman Harry Johnson. Also present was Jay Newton. Jack McKiernan was absent.

1. The Board reviewed and signed the budget recon sheets.
2. The Board reviewed and granted a statutory exemption for 13 Hemlock Drive.
3. Board discussed the abatement application for 240 Farm Street, Millis – the Board transposed numbers and the abatement should be bigger – Terri to adjust to make the abatement amount correct.
4. The Board reviewed and signed excise abatements.
5. Board told Terri to order a shredder so any copies of confidential information can be shredded.
6. Board discussed researching the abatement applications – they will work on them next week.

Meeting was adjourned at 7:45PM.

The following were signed:

2008 and 2009 excise abatements  
Exemption for 13 Hemlock Drive

Respectfully,

Secretary

## **Board of Assessors – February 9, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present was Jack McKiernan. Jay Newton was absent.

1. The minutes of 2-2-09 & 1-26-09 were approved as written.
2. The Board reviewed several abatement application applications.

Meeting was adjourned at 7:20PM.

The following were signed:

Abatement applications for 240 Farm St, 1 Brandywine Terrace and 238 Farm Street in Millis.

Respectfully,

Secretary

## **Board of Assessors – March 16, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present was Jack McKiernan. Jay Newton was absent.

1. The Board reviewed 3 Spring Street and 9 Pheasant Run Road abatement applications.
2. Terri to send 9 Pheasant Run Road a copy of the law for Section 8 of Chapter 58. They need to write a letter to the Board requesting a Section 8 of Chapter 58 because there was a clerical error and the second floor was counted twice.
3. The Board spent time signing 2008 and 2009 excise abatements and a denial letter for 63 Lovering Street.

Meeting was adjourned at 7:30PM.

The following were signed:

Respectfully,

Secretary



## **Board of Assessors – March 2, 2009**

The meeting was called to order at 6:00PM by Chairman Harry Johnson. Also present was Jay Newton. Jack McKiernan was absent.

1. Susy Affleck Childs joined the meeting to discuss the pictometry mapping. She is also asking other departments to think about it and cost share it. The Board wants to discuss it with Jack when he gets back from vacation in two weeks.
2. There was a discussion about what is needed from PK for the MUNIS permitting software. There is one set of data for the tax file (Paul is familiar with this), and the same data in a different order for the permitting file. MUNIS asked Paul for a quote on February 19<sup>th</sup> and have yet to hear back from him. Susy asked if Terri had heard from him. She has not but sent an email asking for a time frame from him.
3. Harry asked Terri if she had ever seen a report from when Mike Flynn was here to do a study of how the office ran. She has not.
4. The Board reviewed and signed 2008 & 2009 excise abatements.
5. Board reviewed more of the abatement applications.

Meeting was adjourned at 8:35PM.

The following were signed:

2008 and 2009 excise abatements

Respectfully,

Secretary

## **Board of Assessors – March 23, 2009**

The meeting was called to order at 5:40PM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. There was a lengthy discussion on the 41C exemptions. The Board voted unanimously to grant ½ a 41C to Cahill as she is a co-owner with her daughter.
2. The Board unanimously voted to grant Pereira a 41C exemption.
3. There was a discussion on omitted and revised for Verizon Internet Services. Board signed the paperwork for distribution, Terri to write a cover letter for the BLA and Harry will come by in the morning to sign it.
4. Harry asked Terri to inquire with the Registry as to where Verizon is garaging their vans/vehicles from the 51 Alder Street location.
5. The Board reviewed some more abatement applications. Denied one for 14 Cedar Farms Road.

Meeting was adjourned at 8:15PM.

The following were signed:

2009 Excise abatements

Excise recommits

Omitted Assessment for Verizon Internet Services

Respectfully,

Secretary

## **Board of Assessors – March 27, 2009**

The meeting was called to order at 9:05AM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. There was a lengthy discussion on the ATB procedures and what has been done by both the Board of Assessors and the CRPCD.
2. The Board unanimously voted to ask the Clerk of the ATB to dismiss the case because the CRPCD has not followed protocol – bill not paid, abatement not filed nor denied.
3. Jay will write the letter, and cc the following: the lawyer, the commissioners, the Selectmen and Suzanne. They agreed to have the Town Administrator review it before it is sent.

Meeting was recessed at 11:15AM.

Respectfully,

Secretary

## **Board of Assessors – March 30, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. The Board discussed the Cutler abatement at 3 Spring Street as they will be here at 6:30 to contest it.
2. The Board discussed the CRPCD case with Selectmen Crowley.
3. The Board reviewed and signed the letter Jay wrote for the CRPCD. Terri to make copies and distribute as well as fax a copy to Attorney Cornetta.
4. Board signed letter for 8 of 58 for Kennedy's at 9 Pheasant Run – Terri to make file copy and mail original.
5. The Cutler's came in to discuss the abatement they received. They are going to look for more accurate sales and come back to the Board.
6. Board reviewed several more abatement applications.

Meeting was adjourned at 8:15PM.

The following were signed:

2008 & 2009 Excise abatements  
Denial letter for 1 Mishawum Street

Respectfully,

Secretary

## **Board of Assessors – March 9, 2009**

The meeting was called to order at 5:50PM by Chairman Harry Johnson. Also present was Jay Newton. Jack McKiernan was absent.

1. Terri to post meeting for 9am on Thursday, March 12<sup>th</sup> to review abatement applications.
2. Board reviewed abatement applications. Denied application for 63 Lovering Street.

Meeting was adjourned at 7:30PM.

The following were signed:

Denial for 63 Lovering Street Real estate abatement

Respectfully,

Secretary

## **Board of Assessors – April 13, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present was Jack McKiernan. Jay Newton was not present.

1. The Board discussed the 41C application for 24 Meadow Road. They voted to deny it due to the delinquent (late) filing.
2. Terri told the Board about the Pictometry software and the differences between it and Google Earth (better and newer pics, more angles and views and a measuring tool).
3. The Board reviewed the sales spreadsheet.
4. Terri needs to get the field cards printed for FY09 to keep in compliance with the DOR requirements. She needs to get them on a disc and up to AdPrint to be printed.
5. Terri reminded the Board that the abatements needed to be done by May 2<sup>nd</sup>. Need to schedule a meeting. Terri to email Jay and ask what his schedule was like? Jack will email Terri which day is best for him – Thursday or Friday and she will post a meeting for 9am.
6. The Board reviewed several abatement applications.

Meeting was adjourned at 9:00PM.

The following were signed:

2009 Excise abatements

Respectfully,

Secretary

## **Board of Assessors – April 27, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. The Board discussed several of the remaining abatement applications.
2. Andy Rodenheiser came to the meeting to get some information from the Board regarding the drastically increased values in the lots at Oak Grove. He wanted to get something in writing showing what Kapinos used to get the values. Board told him they would get the calculations for him as soon as possible.
3. Terri to post 2 more meetings for the Board – Wednesday night and Thursday morning.

Meeting was adjourned at 9:00PM.

The following were signed:

2009 Excise abatements  
FY09 Real Estate abatements and denials

Respectfully,

Secretary

## **Board of Assessors – April 6, 2009**

The meeting was called to order at 5:30PM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. The Board discussed CRPCD. Harry said that the difference between a formal and informal is that the formal can be appealed to the Supreme Court. CRPCD filed a formal.
2. Board wondered if the Town had the same option of going to the Supreme Court if they were not satisfied with the decision?
3. The Board reviewed statutory exemption for Wheeler. They voted unanimously to deny it since it came in 2 days late. Terri to type letter stating that it was late and that there was no birth certificate or tax returns sent with it. Also state that in the early fall the applications will be sent out and to be sure send it back right away.
4. Board voted to approve 22a for Sheehy.
5. Board reviewed several abatement applications.
6. The Board voted to have PK do new growth and do sales analysis for the new growth.

Meeting was adjourned at 9:00PM.

The following were signed:

2009 Excise abatements  
Denial for 80 West Street  
22a for Sheehy 91 Fisher St

Respectfully,

Secretary



## **Board of Assessors – May 11, 2009**

The meeting was called to order at 5:40PM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. The Board discussed the email from Paul Tucker regarding the proposed settlement for Verizon. Harry told Jack and Jay some of the history.
2. The Board unanimously voted to support the Pictomerty project and pay it's share as long as it is under two thousand dollars.
3. The Board asked Terri to find the Supreme Judicial Court Case that is referenced in the proposed settlement for Verizon.

The Board recessed so Jack and Jay could go to the Special Town Meeting.

Meeting was adjourned at 7:50PM.

The following were signed:

Respectfully,

Secretary

## **Board of Assessors – May 18, 2009**

The meeting was called to order at 5:45PM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. The Board discussed the abatement application/denial from 210 Village Street prior to the owners coming back in.
2. The Mikeshe's came in at 6pm to dispute the denial of their abatement application. Mrs. Mikeshe wants to know why 2 family's seem to keep going up while others do not. There was a lengthy discussion on values and how they are determined.
3. The Mikeshe's stated they were going to file with the ATB. Board said they would talk to PK to see how the values were determined for 2 family homes.
4. The Board decided to have whomever comes from PK to do the field work to go visit the INSIDE of 210 Village Street. Terri to email PK so it is writing.
5. Harry reminded Jay and Jack that they need to re-organize and be sworn back in next week.
6. Board discussed CRPCD. Harry signed the agreement letter from their lawyer. Terri to mail back as well as give the Town Administrator a copy of letter.
7. Harry noted that when Andy Rodenheiser was here he said he would send Fran over to look at the Oak Grove parcels to see how many others were affected by the drastic increase in value, and to date that has not happened.
8. There was cake as a thanks to Harry for all his years of hard work and dedication to the Town.
9. the minutes of: 1-26, 2-23, 3-2, 3-9, 3-23, 3-27, 3-30, 4-6, 4-13, 4-27, 5-4 & 5-11 approved.

Meeting was adjourned at 9:15PM.

The following were signed:

2008 excise abatements

2009 abatements

Agreement letter for CRPCD abatement

Respectfully,

Secretary

## **Board of Assessors – May 4, 2009**

The meeting was called to order at 5:40PM by Chairman Harry Johnson. Also present were Jack McKiernan and Jay Newton.

1. The Board discussed the report from the Audit of the office done a year ago. There were a few things not agreed upon with the report.
2. The Board reviewed the 8 of 58 denial letter for 9 Pheasant Run Road. They composed a letter to the DOR as to why the owners did not apply for an abatement timely. They voted to allow Harry to come in and sign for the Board.
3. Board discussed the proposed Verizon settlement – Harry will call Paul Tucker tomorrow.
4. Will Naser, the new Administrative Assessor was introduced – he will start Tuesday, May 26<sup>th</sup>.

Meeting was adjourned at 8:30PM.

The following were signed:

2009 Excise abatements  
2008 Excise abatements

Respectfully,

Secretary

## **Board of Assessors – June 8, 2009**

The meeting was called to order at 5:35PM by Chairman Jay Newton. Also present were Jack McKiernan and Will Naser were present.

1. There was a discussion on the unbuildable lots in town that saw a large increase in value. Jay talked to Steve from PK – he will have Bob call him. Will will also look into this and contact Steve Sullivan – our DOR rep.
2. The minutes of June 1<sup>st</sup> were approved.
3. There was a discussion on the PK contract and who owns the data. Will will sit with Suzanne and discuss it.
4. The Board discussed the meeting schedule for the summer. Terri to post the following meetings: June 22<sup>nd</sup>, July 13<sup>th</sup> & 27<sup>th</sup>, August 10<sup>th</sup> & 24<sup>th</sup> and September 14<sup>th</sup>.
5. Will asked about a third board member – Jack said he asked Dennis and was told that there is nothing pending.
6. Will discussed collecting permit data for new growth until June 30<sup>th</sup> and the second part of that discussion was the supplemental billing. Will thinks it is a good idea to look into.
7. There was a discussion on the cell phone ATB cases.
8. The small business exemption was discussed. Terri to destroy as the information is not open to public inspection.

Meeting was adjourned at 6:57PM.

The following were signed:

Lien abatement paperwork from Board of Health for 101-A West Street

Respectfully,

Secretary

## **Board of Assessors – June 22, 2009**

The meeting was called to order at 5:45PM by Chairman Jay Newton. Also present were Jack McKiernan and Will Naser.

1. There was a discussion on the ATB cases – Terri to contact Alan Gold to see what the status of all the current and prior years cell cases is.
2. There was a discussion on the un-buildable lots and Jay's discussion with Paul Kapinos. Per Paul, the state said the Topo numbers were not consistent, so they told him to use 15%. There was a discussion on different ways to adjust the value.
3. There was a discussion on the land schedule from Paul – Will will work on this.
4. Jay will get a letter out to Andy Rodenhiser to let him know the goals and what the next steps will be. He can also come and talk to Will at any time.
5. Jay also discussed 2 family houses with Paul. He feels the values are accurate.
6. There was a discussion on the PK contract – Moira should be here this week.
7. The PK licensing and software contract will expire next year. Will has not yet discussed with Suzanne who owns the data – she is on vacation so he will discuss it when she gets back.
8. There was a discussion on the day and time for the meetings – Mondays at 5:30pm are fine for now.
9. The minutes of 6-8-09 were approved as written

Meeting was adjourned at 7:15PM.

Respectfully,

Secretary

## **Board of Assessors – June 8, 2009**

The meeting was called to order at 5:35PM by Chairman Jay Newton. Also present were Jack McKiernan and Will Naser were present.

1. There was a discussion on the unbuildable lots in town that saw a large increase in value. Jay talked to Steve from PK – he will have Bob call him. Will will also look into this and contact Steve Sullivan – our DOR rep.
2. The minutes of June 1<sup>st</sup> were approved.
3. There was a discussion on the PK contract and who owns the data. Will will sit with Suzanne and discuss it.
4. The Board discussed the meeting schedule for the summer. Terri to post the following meetings: June 22<sup>nd</sup>, July 13<sup>th</sup> & 27<sup>th</sup>, August 10<sup>th</sup> & 24<sup>th</sup> and September 14<sup>th</sup>.
5. Will asked about a third board member – Jack said he asked Dennis and was told that there is nothing pending.
6. Will discussed collecting permit data for new growth until June 30<sup>th</sup> and the second part of that discussion was the supplemental billing. Will thinks it is a good idea to look into.
7. There was a discussion on the cell phone ATB cases.
8. The small business exemption was discussed. Terri to destroy as the information is not open to public inspection.

Meeting was adjourned at 6:57PM.

The following were signed:

Lien abatement paperwork from Board of Health for 101-A West Street

Respectfully,

Secretary

## **Board of Assessors – July 13, 2009**

The meeting was called to order at 5:40PM by Chairman Jay Newton. Also present were Jack McKiernan and Will Naser.

1. There was a discussion on the Bell Atlantic case which is filed under formal procedure at the ATB.
2. Will and Jay will go out the property at 210 Village Street on Monday the 20<sup>th</sup> at 6pm to review the house. They will then go to 200 Main St. If Jack is back from the weekend away, he will go as well.
3. Oak Grove – Will suggested that there could be a neighborhood/street code to keep the values lower and since it would be consistent across town, should be ok with the DOR.
4. The schedule for Oak Grove is: 1. identify parcels, 2. define special characteristics that mean less value, 3. tangible info to define the value, 4. identify the inappropriate values, and 5. review parcels. The Board hopes to get one step a week done so this is completed by the end of September, and in time for the actual bills.
5. There was a lengthy discussion on abutters list and the fees. We will work on a fair value.
6. The minutes of 6-22-09 were approved as written

Meeting was adjourned at 8:00PM.

Respectfully,

Secretary

## **Board of Assessors – July 27, 2009**

The meeting was called to order at 5:45PM by Chairman Jay Newton. Also present were Jack McKiernan and Will Naser.

1. There was a discussion on the Sales Report – Will wants 2 spreadsheets – one for arms length sales and one for those that are coded out.
2. There was a lengthy discussion on 210 Village Street and 200 Main Street. Will is going to find out how to do a refund if an agreement is reached prior to going to the ATB.
3. On 210 Village Street, the interior quality was changed, while a bath and shed were added. It did decrease the value
4. On 200 Main Street the interior quality was changed which resulted in a decreased value.
5. Minutes of 7-13-09 were approved as corrected.

Meeting was adjourned at 7:20PM.

Respectfully,

Secretary



## **Board of Assessors – August 24, 2009**

The meeting was called to order at 6:26M by Chairman Jay Newton. Also present were Jack McKiernan and Will Naser.

1. Discussion on lien release of Coffee/Ellis Street property. Jay & Jack had reservations about signing the lien release without knowing if all roll-back taxes had been satisfied. Will to research and provide documentation.
2. 210 Village Street – Will advised Jay & Jack that the ATB resolution agreement has been negotiated and signed by Mr. & Mrs. Mikes. Assessing office awaiting for ATB withdrawal notification before issuing an abatement on value.
3. New Board Member – Pete Manning interviewed by Jack, Will & Selectman Crowley in the previous week. Mr. Manning is interested in joining the Board and is looking to be appointed by the Selectmen in the near future.
4. Vacant land project – Will produced an initial report for Board review. He will continue to work on analysis of all vacant land and Oak Grove parcels.
5. DOR letter veteran's exemption letter dated August 2009 to be read individually by Board members.
6. The minutes of August 10, 2009 were approved as written

Meeting was adjourned at 7:59PM.

Next scheduled meeting September 14, 2009.

Respectfully submitted,

Will Naser – Principal Assessor

## **Board of Assessors – September 14, 2009**

The meeting was called to order at 5:40M by Administrative Assistant Terri Balabanis (Will arrived at 5:50 and took over). Also present were Jack McKiernan and new member Pete Manning.

1. Terri informed the Board that the Statutory Exemption applications were mailed out as well as the Chapter land applications. There was brief discussion to explain to Pete what they both were.
2. Will explained to the Board what he wants to do this year with the Chapter Land applications – making copies of the parcels and having the residents outline what is being done on the property, making sure the liens are up to date and accurate and creating new files.
3. Board discussed meeting schedule. Terri to post the following (all for 5:30pm): October 5<sup>th</sup>, 19<sup>th</sup>, November 16<sup>th</sup>, 30<sup>th</sup>, December 14<sup>th</sup> and December 21<sup>st</sup>.
4. Will discussed the steps for the recap and the schedule he would like to see – he would like to have the classification hearing on November 16<sup>th</sup>.
5. Will discussed the mapping updates and his goals for them and how they are going to be a larger scale to make them easier to read.
6. Will discussed new growth and what is considered growth and what is not.
7. 210 Village Street update – Will told the Board we are still awaiting notification from the ATB that the Mikeshe's withdrew the case. Terri emailed Alan and will follow up with a phone call tomorrow.
8. There was a discussion on the project plan for un-buildable lots – Will discussed the neighborhood code change he would like to try for these lots.
9. The Board discussed the letter the planning board forwarded from Gino Carlucci regarding gas stations. No action needs to be taken by this office.

Meeting was adjourned at 7:36PM.

Respectfully submitted,

Terri Balabanis – Administrative Assistant

## **Board of Assessors – October 19, 2009**

The meeting was called to order at 5:40M. Present were Board Members Jack McKiernan and Peter Manning. Assessor Will Naser was also present.

1. There was a lengthy discussion on the recap and sales data. Will explained how the values are derived. They still hope to have the classification hearing on November 16<sup>th</sup>.
2. Will told the Board that Paul Kapinos is working on the values. He is currently doing off site work but is expected to be in the office in Medway in the coming week.
3. Will discussed the two articles for the Town Meeting in November. One was to change the new growth capture date to June 30<sup>th</sup> and the other was co-sponsored with the Planning Board to establish a revolving fund to collect fees from the approved plans in order to modify the existing parcel boundaries and or create new parcels and update the Assessors maps as necessary. Board agreed with both.
4. The Board discussed the 18 application for the resident that complied with the request for the doctor's note. They want to see a copy of her mortgage bill and proof of some of the credit card debt. Terri to call her tomorrow.
5. The minutes of October 5, 2009 were approved.

Meeting was adjourned at 7:50PM.

Respectfully submitted,

Terri Balabanis – Administrative Assistant

## **Board of Assessors – October 5, 2009**

The meeting was called to order at 5:35M by Administrative Assistant Terri Balabanis (Will arrived at 5:50 and took over). Also present were Jack McKiernan, Jay Newton and Pete Manning.

1. Terri explained the statutory exemptions and how Will wants to see it progress. She presented them with 25 that were “regulars” and had been reviewed by her. They signed them.
2. Will and the Board discussed two 18 applications. Will will write a letter to both Nancy and Lawrence to tell them they need to provide a doctors note.
3. There was a .discussion on the county taxes. Board will sign it, but will have Will research why they sign it and not the Selectmen., and will inquire as to how the amounts are determined.
4. Will discussed the Sithe abatement with the Board – they signed the letter he wrote explaining the an abatement.
5. Will discussed the bylaw change re: New Growth and changing it to July 1<sup>st</sup>.
6. Will told the Board about the new maps and showed them.
7. Will told the Board that Paul Kapinos will be her next week to work on the recap.
8. Terri to post meeting for October 26<sup>th</sup>.

Meeting was adjourned at 7:45PM.

Respectfully submitted,

Terri Balabanis – Administrative Assistant

## **Board of Assessors – November 16, 2009**

The meeting was called to order at 5:10PM. Present were Board Members Jack McKiernan, Pete Manning and Jay Newton. Assessor Will Naser was also present.

1. The Board discussed the 41C exemption for Tatosian. They voted unanimously to grant it to him this year but send a note saying that the law has changed and he is no longer eligible until FY12. Terri to look for an IGR that shows when the law changed.
2. Board decided Mr. Swanson needs to supply tax returns that match what he wrote in the application as the tax return he submitted does not.
3. Mr. Johnson – the documentation provided does not sway the board – please provided more detailed documentation.
4. Christos – board voted to grant the 18 at 100%.
5. The Board wants to have Andy Rodenheiser come to a meeting to explain what happened with the un-buildable parcels.
6. There was a discussion on what to expect from the Tax Classification hearing.
7. The minutes of October 19th were approved as written.

Meeting was adjourned at 6:37PM.

Respectfully submitted,

Terri Balabanis – Administrative Assistant

Board of Assessors – November 23, 2009

The meeting was called to order at 7:20 PM by Jay Newton. Assessor Will Naser was present as well as Board Members Jack McKiernan and Pete Manning. Terri Balabanis was not present and Pete Manning took the minutes.

- 1) An in-depth discussion took place regarding the FY 2010 Tax Classification Public Hearing as well as the town's excess levy capacity and the overlay account. The Sewer Betterment Project's impact upon the expected 2010 abatement requests as well as the Board of Selectmen's support of abatements for those residential parcels above the 12k threshold voted on at Town Meeting (11/16) was also discussed. Will Naser will investigate further and report back to the Board at the November 30<sup>th</sup> meeting.

Meeting was adjourned at 8:30 PM.

Respectfully submitted,

-Pete Manning, Board of Assessors Member

## **Board of Assessors – November 30, 2009**

The meeting was called to order at 5:380PM by Chairman Jay Newton. Also present were Board Members Jack McKiernan and Pete Manning and Assessor Will Naser.

1. The minutes of November 16<sup>th</sup> were approved as written.
2. Pete will email minutes of the meeting of November 23<sup>rd</sup> tomorrow.
3. There was a lengthy discussion on the un-buildable lots. Will's goal is have a spreadsheet showing the lots that were affected available by the end of the week.
4. There was a lengthy discussion on the CAMA system and the switch over to a new one.
5. Terri to revise meeting schedule – post one for the 7<sup>th</sup> of December and cancel the one for the 14<sup>th</sup>, keep the one for the 21<sup>st</sup>.
6. There was a discussion on the sewer betterments/abatements. Will had a spreadsheet from Melanie plus one he created himself. It appears as if the cost of the betterment is \$58.84 per linear foot of frontage.
7. Will to email his spreadsheet to Suzanne to see if it is accurate
8. Will to clean up the spreadsheet and give it to Terri to attach to the minutes.
9. There was a discussion on the overlay account. The starting balance is \$387,080.69

Meeting was adjourned at 7:30PM.

Respectfully submitted,

Terri Balabanis  
Administrative Assistant

## **Board of Assessors – December 14, 2009**

The meeting was called to order at 6:00PM by Chairman Jay Newton. Also present were Board Members Jack Mckiernan and Pete Manning and Assessor Will Naser

1. Board voted unanimously to deny a clause 18 for a resident on Gorwin Drive.
2. The meeting schedule for Terri to post is as follows: January 11<sup>th</sup> and 25<sup>th</sup>, February 8<sup>th</sup> & 22<sup>nd</sup> and March 8<sup>th</sup> and 22<sup>nd</sup>.
3. There was a lengthy discussion on the un-buildable lots. Will to prepare a letter to mail to about 60 residents who may be eligible for an abatement for FY10.
4. Terri to call Steve to see if he can help print a report that shows the UB code.
5. Discussion on the tax rate and billing.

Meeting was adjourned at 7:38PM.

Respectfully submitted,

Terri Balabanis  
Administrative Assistant



## **Board of Assessors – December 21, 2009**

The meeting was called to order at 5:38PM by Pete Manning. Also present were Board Member Jack McKiernan and Assessor Will Naser. Chairman Jay Newton was absent.

1. Board signed warrants, commitments, denials, excise, etc.
2. Board discussed the un-buildable lot situation and agreed to have Will send out Pete's letter to property owners affected.

Meeting was adjourned at 7:00PM.

Respectfully submitted,

Terri Balabanis  
Administrative Assistant