

Charlemont Board of Assessors Meeting Minutes

Date: June 13, 2007

Present: Carol A. Rice, Michael E. Kane and Andrea Santos

The meeting was convened at 6:30 p.m.

Catherine Newell scheduled an appointment with the Assessors; Susan Annear attended with her. Separate notes were prepared of the discussion.

The Board reviewed and approved the minutes of the May 23, 2007 meeting and the appointment notes. The minutes of the May 9, 2007 meeting have been e-mailed to the website.

Notes were prepared on the guest speaker's topic of law changes for the Chapter lands at the June 12 Franklin County Assessors Assoc. summer meeting.

Mr. Kane attended the May 24 FRCOG meeting on Regional Assessor Services. FRCOG's main purpose was to find out what the Assessors in towns are looking for and need. Mr. Kane reported that there were about 40 in attendance and that the main issue was that of finding clerks when many towns cannot give them enough hours to work and benefits. The Town of Westhampton currently has no one in the office during the day. No solutions were offered but needs and ideas will be considered.

Mrs. Rice approved and signed the bill for tax mapping services and a request for mileage for Ms. Santos (F.C.A.A. meeting). The balance in the Assessors Expenses account is \$659.30. The bill for cleaning and servicing the IBM Selectric has not been received. The possibility of having some documents bound this year if there is enough money was proposed; maybe an amount can be encumbered so the binding can be done when there is more time to prepare the documents.

The Report of Omitted and Revised Assessments for FY 2007 was reviewed and signed. The total omitted assessment was \$228.84. The form and a copy of the commitment will be mailed to the DLS.

Roy Bishop will be in the office on Monday, June 18, to work on our revaluation. A post card was received from the M.A.A.O. for towns that revalued in FY 2007; it noted a questionnaire that is online for them to complete regarding the "challenges" of getting certified this year. Results of the questionnaire will be kept confidential. Our Board hoped that any improvements to the certification process will be in place before our certification for FY 2008.

The Board signed a special warrant for pre-payment of FY 2008 real estate taxes in the amount of \$1.00.

A request for FY 2007 parcel count and budget amount information was received on line from FRCOG. The information was typed onto the form, Mrs. Rice signed it and it will be faxed back on Friday.

Letters prepared following discussion at the previous meeting were reviewed by the Board and signed by Mrs. Rice.

The deed and plans for the transfer of the Hicks property to The Academy at Charlemont were reviewed and discussed. Mrs. Rice signed a letter to The Academy requesting an outline of the

proposed use of the acquired property; the attorney at the Department of Revenue recommended that the Assessors send such a letter since the land will become tax exempt under the school's charter.

Representatives of the Bear Swamp Power Company Inc. came to the office on June 1, 2007 regarding parcels on Zoar Road and also the assessment of the MCI facility on Zoar Road. The company hired someone to do research to determine who owns three parcels that were in question. Documentation was provided that showed the land to still belong to New England Power Company. After reviewing the documentation, the Board agreed with the findings. The ownership will be changed back to New England Power Company effective FY 2008. Documentation was also provided in the assessment of the MCI facility to Bear Swamp Power Co. A copy of the Notice of Decision on Variance was provided by the researcher from Registry of Deeds records. It clearly states that the facility is in the railroad right-of-way. The Board asked that the correction be made effective FY 2008.

The warrant and commitment for motor vehicle excise commitment #9 of 2006 were signed in the amount of \$646.57. The 2007 commitment #3 warrant and commitment in the amount of \$11,205.37 were also signed. Both commitments had an issue date of June 6, 2007; the commitment pages and bills were forwarded to the Tax Collector in a timely manner. The Board voted and signed a monthly list of 2007 motor vehicle excise abated in May, 2007 in the total amount of \$141.87. Two abatement applications were reviewed and approved and the certificates signed. Mr. Kane signed three corrections for the Registry of Motor Vehicles. A memorandum was received on line regarding reimbursement of excise abated for qualifying veterans; at this time, we only have one pending.

The Assessors reviewed and discussed a telephone call received from the owner of a camper that has been removed from the campground. He wanted to have the bill pro-rated. He has not paid anything on the bill and now has late fees and interested added to the original personal property tax amount. The form of list he submitted for FY 2007 was reviewed and his verification that the unit was not registered on January 1, 2006 was also considered. A letter will be prepared notifying him that the assessment law was followed when assessing the personal property tax on his camper. Several points will be included along with an information sheet on personal property assessment. The Board is not able to pro-rate or abate the bill; it is correct as assessed. Mrs. Rice will come in to sign the letter when it is ready. A copy will be forwarded to Mrs. Hathaway for her information.

The Appellate Tax Board filing for FY 2008 by MCI Communications Services, Inc. has been received. It will be filed in the telecommunications ATB cases folder.

The Division of Unemployment Assistance forwarded the listing of small businesses that would qualify for a small business exemption if voted for FY 2008. **This is not public information.** It will be filed for future reference.

The building permit summary for May was reviewed. It will be filed for future reference.

A notice from DLS was downloaded regarding the FY 2008 pipeline valuations; Charlemont has none. The COMPReport for late April/early May was reviewed. The June 2007 issue of Tech Talk was downloaded and will be filed with the computer tutorials. Each Assessor received a copy of the May issue of the M.A.A.O. NewsLetter. The June 2007 issue of The Beacon was also received. Miscellaneous ads were reviewed and will be recycled.

Mrs. Purinton will use June 26 and June 29 as vacation days. The next meeting will be on July 11.

The meeting was adjourned at 7:45 p.m.

Respectfully submitted,

Gloria Jean Purinton, Secretary

