

Lakeville Board of Assessors
Meeting Minutes
Thursday, July 25, 2019



Board Members present: John Olivieri, Jonathan Pink and Aaron Burke
Harald Scheid, Regional Assessor, Linda Pendergrace, clerk

Meeting called to order at 3:03 pm by John Olivieri

There was no Public Comment
Only LakeCam recording the meeting

Meeting Minutes: Aaron Burke moved to approve Meeting minutes as drafted from June 13, 2019. Jon Pink Seconded. No discussion and all in favor. Aaron Burke-aye, Jon Pink-aye, and John Olivieri-aye. Motion carried minutes approved.

Bills previously signed

Assessors Update – Permits have been inspected by Norman.

Harald was hoping to introduce the new person on his staff Matt Larson. His first task will be to take Norman's inspection work and prepare a new growth report. He will present the report at the next meeting. We are usually looking to tabulate new growth by September. John Olivieri tried to get some input on when Norman is out in the field. John O asked if he is inspecting new permits or ongoing projects that are being completed. The cutoff date is June 30th for any qualifying new growth, so he was out there closing up any open projects. Harald has a solution to John's concern about multiple visits. Viewpoint software that Nate in the building department has launched will be made available to us so we can monitor his construction as a permit is processed. We will be able to see when inspections and certificate of occupancy is issued. Norman can be messaged automatically when the properties are ready for his inspection. Harald explained why there could be multiple inspections. With the viewpoint software Norman will have a window into Nate's activities and can avoid multiple visits. The building department will work hand in hand with the Assessors.

DOR has new guidelines on how we report new growth. The requirement is to provide line by line property detail showing before and after values, but also a description of the work that was done. What the DOR found is that some communities were adding updates and recording them as new growth. The DOR is looking for actual structures that are adding to the footprint of the property.

Harald has run assessment to sales ratios and will share the statistics at the next BOA meeting. The ratios point to the need for some modest increases in the 3 to 5% range.

Chapter Land - seems everyone wants to sell.

The GIS contract with CAI Technologies, (formerly Cartographic Associates Inc) has been signed. 2 to 3 months to build out a basic GIS implementation.

New Business- Board signed Commitment and Warrant for the MV Commitment 4.

Resident Tax Deferral Application should be handled in Executive Session.

PP Administrative abatement was a double assessment. This is simple to eliminate the duplicate bill. Business was sold in back in March of 2017, should not have been taxed. Harald recommending a full abatement, Harald verified it was sold in 2017. John Olivier will accept a motion to approve the abatement as described. Aaron seconded it. All in favor. Aaron Burke-aye, Jon Pink-aye, and John Olivieri-aye. Motion approved.

Chapter Land Tax Lien release not in the folder have to bypass it.

PP Abatement for AT&T – Harald added abatement for AT&T case this is a DOR assessment that was contested by AT&T and the state agreed to a settlement with AT&T. We recently had one of these with Verizon. AT&T appealed that the poles, lines and conduits are over assessed by the DOR. The land line industry is in decline. AT&T believes that their assets have not been fairly depreciated and the equipment should be valued at a lower rate. The value of the abatement with interest comes to \$4,930.

John Olivieri made a motion to agree to the settlement of \$4,930.00 that has been negotiated between the utility and the DOR. Aaron Burke seconded. All in Favor. Aaron Burke-aye, John Olivieri-aye, and Jon Pink-aye. Motion approved.

New Business - Board to sign MV Commitment-4 and Warrant.

On July 25, 2019, at 3:28 pm, at the end of their regular meeting, Chairman John Olivieri entertained a motion to go into Executive Session and not return to Open Session pursuant to M.G.L. c.30A, §21a (7) to discuss an abatement. John Pink seconded it. All in favor. Polled vote: Board Member A. Burke – Aye, Member J. Pink-Aye and Chairman M. Olivieri-Aye. Motion approved.