



Assessors

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Minutes

March 5, 2015

6:00 P.M. in Room 46

Assessor's Business

Members present; Susan Miller, Carol Leipner Srebnick, Gary Yu
Others; Brian McMullen, Principal Assessor, Kelly Schorr, Financial Analyst-
Assessing, Peter Barry, Selectman, Peter Ashton, Selectman, Bob Evans, Selectman
Representatives from Dover Heights Apartments

The meeting was called to order at 6:00 pm.

STAC Sudbury model was discussed with the selectmen as it is item is a warrant item on the Selectman's agenda for next week. Bob Evans summarized the proposal. Brian McMullin has been in contact with the Sudbury Assessor as the town of Sudbury implemented the program as a pilot in FY14, and continued it in FY15. He was told that the program went well. If things continue to go smoothly the state of Massachusetts may offer it as a local option to all cities and towns in Massachusetts. Carol Leipner Srebnick asked for information on how it was developed. The model is based on the state circuit breaker tax refund program. Susan Miller was concerned that there were no specific asset requirements. Peter Ashton responded that the application form does ask for asset information, and this information can be considered by the board in approving applicants for the program. The difficulty of verifying assets was discussed. Carol requested more time to research the proposal by getting more information from Sudbury. Peter Barry mentioned that if the item is to be removed, a request needs to be made to the selectman. **Brian asked if the proposal is generic enough to implement. Peter Barry said that the BOA will have full discretion on who is approved for the program. Susan feels strongly that there should be some type of asset limit or guideline. Brian mentioned that the Clause 18 program does not have a specific asset guideline and this program can be handled in the same manner. Susan felt that the Board needed some more time to discuss, as it is the Assessor's office who will do the administration. Bob mentioned that the

warrant item can be deferred if necessary. It was also discussed that it would be 6 or more months before the Board and the Assessor's office would need to actually implement and start screening the applications. The selectman departed.

The board discussed how the program should be communicated to the residents, how much detail should be provided. It was suggested that the description should be generic and not too specific. They suggested that the language for the warrant should be revised and Carol offered to rewrite it.

Susan Miller, at 7:00 pm: "I'll entertain a motion to enter executive session under G.L. c. 30A, sec.21(a)(7), G.L. c. 59, sec.60, G.L. c. 214, sec.1B, and G.L. c. 4, sec.7, clause. 26 to discuss pending real estate, personal property and motor vehicle abatements, and exemptions

- a. Gary Yu "So moved"
- b. "Second"

Susan Miller: "Would the clerk please call the roll" "All in favor"

Executive Session

Dover Heights (117 Central Street) – The owners and their attorney discussed the FY14 and FY15 assessments, and pending ATB hearing for the apartment complex scheduled in April. It is likely that an extension will be requested to see if both parties can come to an agreement.

The Board reviewed and signed statutory exemptions:
All Clauses including Community Preservation Act

253A School Street
41 Hartland Way
6 Jennifer Path
350 Arlington Street
6 Jennifer Path
13 Spencer Road
41 Hartland Way

Susan Miller, at 7:50pm: "At the conclusion of the executive session, the Board will reconvene in open session

- The Board reviewed & signed the following commitments
n/a

Motor vehicle #303 \$42,442.50

- The Board reviewed and signed the monthly list of Real Estate, Personal Property, and Motor Vehicle abatements/exemptions.

Batch 201524	\$ 18.52
Motor vehicle #300	\$ 6,040.00
Motor vehicle #301	\$ 5,071.90
Motor vehicle #302	\$ 2,892.30

Carol Leipner Srebnick: “At the conclusion of the open session, the Board will not reconvene in open session

The meeting was adjourned at 8:05 pm