



**BOARD OF ASSESSORS  
TOWN OF HALIFAX**

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**MINUTES**

**MEETING OF JANUARY 11, 2012 6:30 PM**

**ATTENDANCE:** Present: Tom Millias, Holly Merry, John Shiovone and Suzan Duggan.  
Meeting called to order by Chair, Holly Merry, at 6:35 p.m.

**1. APPROVE MINUTES OF MEETING OF DECEMBER 20, 2011**

Motion by John Shiovone, second Holly Merry to accept minutes of December 20, 2011. Vote unanimous.

**2. TAKE ACTION ON RECONSIDERATION OF FY 13 CHAPTER LAND APPLICATION DENIALS FOR ALAN WINKLER, 26 POND ST.; JEFFREY DOHERTY, ELM/HUDSON ST.; LINDA MARCH, 159 FRANKLIN ST.; HALIFAX CRANBERRY, THOMPSON ST.; ARTHUR DAKIN, FRANKLIN ST.; PALMER MILL CRANBERRY, PALMER MILL ROAD.**

Motion by John Shiovone, second Holly Merry to grant approval of the denial appeals for FY'13 Chapter 61A applications for Winkler on 26 Pond St.; Doherty on Elm/Hudson St.; March on Franklin St.; Halifax Cranberry on Thompson St.; Dakin on Franklin St. & Palmer Mill Cranberry on Palmer Mill Road. Vote unanimous.

**3. TAKE ACTION ON ATB WITHDRAWAL NOTICE BY NEW CINGULAR WIRELESS PCS, LLC FOR YEARS 2004 THROUGH 2011**

Motion by John Shiovone, second Holly Merry to sign Acknowledgement of ATB Withdrawal by New Cingular Wireless for fiscal years 2004 through 2011. This is a bookkeeping matter. Vote unanimous.

**4. DISCUSS UPCOMING ATB HEARINGS FOR FIELDSTONE EQUESTRIAN & SHOW FACILITY, 21 PLYMOUTH ST. & HALIFAX FARMS REALTY, 340 MONPONSETT ST.**

Motion by Tom Millias, second Holly Merry to accept settlement offer for Fiscal years 2011 and 2012 for 340 Monponsett St. This property has been vacant and on the market for four years. The condition of the property is poor and likely to be a tear down. Suzan Duggan will contact owners' attorney to confirm the settlement and ATB withdrawal. Vote unanimous.

Suzan Duggan met with Scott Clawson on January 11, 2012, to discuss pending ATB petition for FY 2011 on 21 Plymouth St. Parties agreed to a settlement value which S. Duggan would bring to the Board for a vote. Motion by John Shiovone, second Holly Merry to approve settlement amount. Vote unanimous. S. Duggan will prepare the paperwork for Mr. Clawson to sign.

**5. REVIEW AND APPROVE DRAFT OF 2011 ANNUAL TOWN REPORT**

Motion by Tom Millias, second John Shiovone to approve draft of Annual Town Report as written. Vote unanimous. Suzan Duggan will submit to Board of Selectmen.

**6. UPDATE ON PROPOSED SOLAR PROJECT ON MONPONSETT ST. – TOWN COUNSEL DECEMBER 29, 2011, OPINION ON PROPOSED WARRANT ARTICLES FOR PRESENTATION AT ANNUAL TOWN MEETING**

The Board reviewed Town Counsel Lawrence Mayo's opinion of 12/29/2011. Attorney Mayo advised that both proposed Articles can be placed on the same Warrant at Annual Town Meeting on May 14, 2012. One Article relates to the authority of the Board of Selectmen or designee to negotiate a PILOT (Payment in Lieu of Taxes) on behalf of the Town for a proposed solar energy project on Monponsett Street and a second Article for the approval of the negotiated final Agreement between the Town and the developers. The Board discussed the next steps to be taken in order to have an Agreement in place for public review when the Annual Town Meeting Warrant is published. The Building Inspector will meet with the developers to negotiate permitting fees. Suzan Duggan will seek the financial documents necessary for an appraisal of the project to be done. An executed PILOT Agreement must be sent, along with an Appraisal supporting the payment in lieu of taxes, to the Dept. of Revenue.

**7. REVIEW FY 2013 DEPARTMENT BUDGET REQUEST AND WARRANT ARTICLE FOR FINAL APPROPRIATION OF FY 2014 REVALUATION UPDATE**

The Board reviewed the FY 2013 proposed Department Budget submitted by Suzan Duggan on January 5, 2012. The cost of the Assessors' Appraisal software maintenance support and web hosting increased by \$300.00. In order to maintain a level funding of the remaining expense lines while allowing for the increased need to fund mileage reimbursement associated with the cyclical measure and list being conducted by the Assessors' office, the mapping and meetings/education lines were reduced by \$500.00. The clerical budget was increased by \$375.00 due to an increase in the longevity amounts for two employees. A new Article for \$3,000.00 was submitted for the Annual Town Meeting for the purpose of funding the FY 2014 Triennial Revaluation. This is the final appropriation for a total of \$23,000.00

Motion by John Shiavone, second Holly Merry to approve budget and Article as submitted. Vote unanimous.

**8. VOTE NEXT MEETING DATE:**

Motion by John Shiavone, second Tom Millias to meet again on Wednesday, February 8, 2012, at 6:30 p.m. Vote unanimous.

**9. ASSESSORS' BUSINESS NOT ANTICIPATED BY THE CHAIR 48 HOURS PRIOR TO THIS MEETING.**

The Board discussed two FY '12 41C Exemption applications. Motion by John Shiavone, second Holly Merry to deny the applications of Russell White/Sandra Allen and William Derochea for failure to meet the requirements of the exemption. Vote unanimous.

**10. MEETING ADJOURNED:**

Motion by John Shiavone, second Holly Merry to adjourn at 7:40 p.m. Vote unanimous.

MINUTES ACCEPTED ON Feb 8, 2012

BY: Holly Merry  
Thomas Millias