

MINUTES

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BOARD OF ASSESSORS

Date: 4/7/2015

Present: Jude T. Cristo, George Valery, Joe Coggans, Jean Moroski. Start time 4:30pm

Absent:

The Board acted on the following:

- 1) The Board reviewed and voted to accept the Minutes of the 3/17/15 Meeting.3-0
- 2) The Board voted to sign the bill for upcoming workshop on Municipal Finance for Jean
- 3) The Board was presented with copies of the Town of Millbury Sexual Harassment Policy and Harassment of Individuals in Protected Classes Policy and Procedures, the acknowledgement of receipts was signed by Rusty Valery, Joe Coggans and Jude Cristo refused to sign.
- 4) The Board voted 2-1 to abate the 2009 Uncollectable Personal Property bill (Record Owner: Freudenthal, Mike, Acct#99072).
- 5) The review of the estimate from Vision was postponed until the next meeting.
- 6) The Board discussed and voted on the following abatements

PNC Equipment Finance LLC- The Board voted 3-0 to deny an abatement, the town of Millbury does not use MACRS(used by the IRS) schedule for depreciation of assets in Personal Property. This Personal Property account was valued by the information given "purchase price" less depreciation tables.

BAM of MA LLC d/b/a/Verizon Wireless-The Board voted 3-0 to deny an abatement. The Fy 2015 Personal Property value was based on the Form of List provided by BAM of MA. The Town uses the purchase price then applies the depreciation tables. There was no explanation given for the reason abatement was sought.

T-Mobile Northeast LLC-The Board voted 3-0 to deny an abatement. The FY 2015 Personal Property value was based on the Form of List provided by T-Mobile Northeast LLC. The town uses the purchase price then applies the depreciation tables.

23 Ramshorn Rd- After further reviewed the Board voted 3-0 to grant an abatement on the structure for lack of running water or a bathroom .Information from the Building inspector: This property could be built on but with challenges.

1 Leblanc Dr.-The board voted 3-0 to grant an abatement after an inspection of the property showed the sketch was incorrect.

7 Bayberry Lane: The board voted 3-0 to deny an abatement. The building value is assessed at "fair" condition and the land value is in line with the land values on Ramshorn Pond in Millbury per the Department of Revenue. The Appraisal submitted used properties that were either not Ramshorn Pond or not in Millbury. Only one property was used that was on Ramshorn Pond and in Millbury, and the land values are similar.

33 Ramshorn Road- The Board voted 2-0 to deny an abatement. (Joe Coggans abstained from discussion and vote) This property is new construction on Ramshorn Pond. The land values are in line with waterfront values in Millbury per the Department of Revenue. The building permit for this property states a cost of construction to be \$739,100 which is greater than the FY 2015 total value of \$738,400.

Auburn Rd. - The Board voted 3-0 to deny this abatement. The land value is in line with comparable values.

192-194 Millbury Ave- The Board voted 3-0 to deny this abatement. This property has been inspected in the past and nothing has changed, it was adjusted to the lowest possible levels (Poor) for assessment purposes. It remains classified at the same levels as of today.

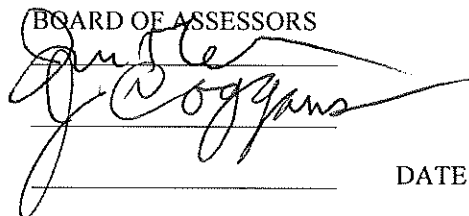
3 Bayberry Lane- The Board voted 3-0 to ask the Building inspector for his opinion on whether this property could be built on. This application will be reviewed at the next meeting.

10 President Rd.- The Board voted 3-0 to ask the Building inspector for his opinion as to if this property is a buildable lot. This application will be reviewed at the next meeting.

9 Dolan Rd- The Board will review this application at the next meeting after an interior inspection.

6) The Board's next meetings will be April 21st at 4:30.

7) Motion to adjourn, voted and passed 3-0. Meeting closed at 5:10 pm.

BOARD OF ASSESSORS


DATE: 5/5/2015

NEW OFFICIALS FINANCE FORUM 2015

REGISTRATION FORM

Marlborough Courtyard by Marriott
75 Felton St., Marlborough, MA 01752
Tuesday, June 2, 2015 8:15 AM TO 3:30 PM

Last Name: Moroski

First Name: Jean

Address 1: 127 Elm St

City/Town: Millbury

Zip Code: 01527

Phone: 508-865-4732

Email: jmoroski@townofmillbury.net

Date of Election
Or Appointment: Aug, 2014

Current
Community: Millbury

Position (please circle): Accountant/Auditor Finance Committee Selectman/Mayor

Treasurer/Collector Assessor/Assistant Assessor City/Town Administrator

If other, please specify: _____

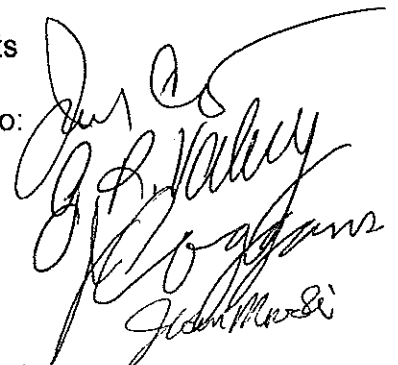
Please print clearly. A separate form is required for each individual attending from your office. Seating is limited – please register early. Please note that this forum is intended for municipal finance officials elected or appointed within the last 18 months.

\$50 Registration fee includes deli luncheon and all seminar materials.

Make checks payable to: Commonwealth of Massachusetts

Mail your check with a completed form for each registrant to:

Training Coordinator
Division of Local Service
PO Box 9569
Boston, MA 02114-9569



Walk-in registrations will not be admitted. Unfortunately, cash, credit cards and purchase orders cannot be accepted at this time.

REGISTRATIONS MUST BE RECEIVED BY FRIDAY, MAY 22, 2015

V. **Acknowledgment of Receipt of Policy**

I acknowledge receipt of this Protected Class Harassment Policy from the Town, and I have read its contents.

Sean Morrison
Witness

Greg R. Valley
Employee
April 7, 2015
Date



**ACKNOWLEDGEMENT OF RECEIPT OF TOWN OF MILLBURY
SEXUAL HARASSMENT POLICY**

I, the undersigned, acknowledge that I have received the Town of Millbury's Sexual Harassment Policy.

George R. Valley
Employee (Please Print)

George R. Valley
Employee Signature

Jean Morosini
Witness

April 7, 2015
Date

2009 overdue personal property

As of 3/10/2015

Does not include Future Reversals

Account	Location	Parcel Id	Record Owner	Tax	Liens	Interest	Fees	Total
127	24 WEST MAIN ST	99072	FREUDENTHAL MIKE	\$71.34	\$0.00	\$0.00	\$0.00	\$71.34
Report Total			Accounts 1	\$71.34	\$0.00	\$0.00	\$0.00	\$71.34

Receivable Totals

Receivable	Tax	Liens	Interest	Fees	Total
	\$71.34	\$0.00	\$0.00	\$0.00	\$71.34
Grand Total	\$71.34	\$0.00	\$0.00	\$0.00	\$71.34

Voted
2-1 Party

This needs to
be reverted to
take off books
2009
IF Any ok it
Mawren Process P.W.