

# MINUTES

## Town of Northborough Board of Assessors Minutes Assessors Office 10/18/2012

**Type of meeting:** New Business – Review Outstanding Appellate Tax Board filings  
Discussion of Verizon abatement decision

**Attendees:** Daniel C. Brogie  
James R. Dillon  
Arthur K. Holmes  
Attorney Thomas W. McInerney

**Call to Order:** 10:03 AM

**Appointment:** None

**Minutes:** Motion was made by Daniel Brogie to approve of the minutes of the 9/27/2012 meeting, which was seconded by Arthur Holmes. James Dillon made a motion to approve the minutes of 4/20/2011 which was seconded by Arthur Holmes. Dan went made a motion to go into executive session which was seconded by Arthur Holmes. All motions were unanimously approved.

### Agenda topics

#### Verizon FY2009 Abatement decision

#### Review outstanding Appellate Tax Board filings

Dan Brogie informed the board that he had met with Brian Pelletier of Real Estate Research Consultants regarding the personal property abatements. MCI Metro Access docket #f289328-08-PRO should be withdrawn. Dan will follow-up with Attorney William A. Hazel regarding New Singular. Attorney McInerney said wireless companies are not like telephone companies that are valued centrally. Tom said towns have to value wireless companies beginning in fiscal year 2010. Tom also said Bell Atlantic Wireless was disputing the depreciation schedules at ATB, but once that is agreed on it will be settled. Bell Atlantic is now Verizon. Tom explained the difference between public and private way and how that effects taxation for poles. There was a discussion on tax revenue vs. the cost of getting a company to challenge values of these companies. There was a discussion regarding the Verizon FY2009 abatement decision by the Appellate tax board and it was agreed that the board should meet soon to vote on paying it, as interest was continuing to accrue.

The board then discussed the following Appellate Tax board cases. 276 West Main St, 300 West Main St, 10 Forbes Rd, 20 Forbes Rd, 30 Forbes Rd, 425 Whitney St, 444 Whitney St, 448 Whitney St, 450 Whitney St., 155 Otis St., 276 West Main St., 55 Lyman St. Jim Dillon did exterior inspection on all the properties and gave the board his opinion of condition as well as current tenant information, cost per square foot, use, and any other information he deemed relevant. The board also discussed the difference between assessed value and the opinion of value as listed on the abatement applications. Dan will review all information and focus on abatements that have a court date of January 17, 2013 and will then follow up with Attorney McInerney. Dan made a motion to come out of executive session which was seconded by Arthur Holmes. Motion was unanimously approved.

### Other Business

None

**Special notes:** ADJOURNMENT: Motion to adjourn was made by Daniel Brogie, and seconded by James Dillon to approve. Motion unanimously approved. Meeting adjourned at 11:37 A.M.