

**Minutes
Board of Assessor's Meeting
June 1, 2010**

Members Present: John McSorley, Jason Neuman and Eugene Reed
Others: Heidi Seaverns.

7:00 PM Chairman McSorley called the meeting to order.

The Board addressed the signature file.

Motion: McSorley, second Neuman to assess Timber Tax Levies for 2009 Tax year for the following operations in the specified amounts:

Map 76 Lot 1 (\$396.85); Map 37 Lot 1(\$154.68); and Map 4 Lot 4-2 (\$64.33).

Vote: 3-0 in favor. The Board signed the warrant and certification sheets for those levies. These levies close out the 2009-2010 timber operations.

The Board signed an Intent to Cut for both Map 37 Lot 23 & Map 41 Lot 6.

Board members next acted on in house abatement requests. These abatements will remove extra tax created by software update, which generated an increase in value on the following properties. The value issue will be resolved as a result of the valuation update being done this year.

Motion: McSorley, second Reed to approve the abatements for tax only in the amounts listed below to the corresponding lots:

Map 72 Lot 13 in the amount of \$196	Map 52 Lot 4-2 in the amount of \$663
Map 23 Lot L2 in the amount of \$1357	Map 32 Lot 5 in the amount of \$10
Map 31 Lot 10-3 in the amount of \$27	Map 63 Lot 80 in the amount of \$22
Map 37 Lot 12A in the amount of \$2	Map 70 Lot 22 in the amount of \$25

Vote: 3-0 in favor.

Board members signed approval for Veterans Service Connected Disability Tax Credit for Map 1 Lot 40. Ms. Seaverns verified that this individual qualifies after her conversation with the Director of the NH State Veterans Council.

The Board addressed the correspondence file.

Members reviewed the letter from a taxpayer in regard to an abatement for 2009 taxes. While the members are sympathetic to her plight, they are bound by Statute to act on those abatements timely filed by March 1st. They asked Ms. Seaverns to send a letter to the taxpayer and also include information regarding other types of assistance available to residents.

Next item to be addressed was the amended contract from CNP for the update. This contract reflects the agreed upon price (\$69,700) and also reflects the fact that abatements and appeals are not covered in this price. In the original contract signed by the Selectmen, the price for the update was corrected to reflect the agreed upon price but it also indicated the abatements and appeals were included. Members discussed the difficulty in obtaining a performance bond, which is required by both the current and amended contract. After much discussion, it was decided that Chair McSorley would contact Mr. Nieder directly to discuss the contract. If he is unable to resolve the outstanding issues (abatements, appeals & bond) over the phone, the Board will try to meet with Mr. Nieder at the office in a meeting during the day. Ms. Seaverns then asked members to decide about sending property cards to everyone after the revaluation is completed. Mr. Reed spoke to the issue since he was the author of the warrant article that directed the Selectmen (at the time), now the Assessors, to send a copy of a card any time there was a change in value. Mr. Reed stated it was not his intent at that time he presented this article for this requirement to apply to a revaluation. Given the expense and large amount of staff time the effort to mail all property cards would require as well as this was not the original intent of the article,

Motion: Reed, second McSorley to waive requirement of sending property cards to all taxpayers after the 2010 revaluation.

Vote: 3-0 in favor

Cards will be available to taxpayers in the Town Office once values are finalized at the beginning of October. The date that the cards will be available will be posted as well as on the Town website

Members discussed putting an article in the next Community Newsletter reminding everyone about the update. Chair McSorley will contact Rhoda Capron and see if the article he submitted for last issue will be in the upcoming one. Mr. Reed will also work on a short article outlining the update process for the newsletter as well.

Mr. Reed asked if BOA considers overlay in budget process. Ms. Seaverns explained that overlay amount is determined by the Selectmen at the time of the tax rate setting. In the year of a revaluation, the assessor usually makes a recommendation to the BOS before the tax rate is set.

Regarding outstanding minutes,

Motion:, Neuman, second Reed to accept as written the minutes of the meeting on May 3, 2010.

Vote: 2-0-1 (McSorley) in favor.

Motion: McSorley, second Neuman to accept as written the minutes of the meeting on May 17, 2010.

Vote: 2-0-1 (Reed) in favor.

Motion: McSorley, second Neuman to accept as written the minutes of the meeting on March 8, 2010.

Vote: 3-0 in favor.

Motion:, Neuman, second Reed to accept as written the minutes of the meeting on March 22, 2010.

Vote: 2-0-1 (McSorley) in favor.

Motion: McSorley, second Reed to accept as written the minutes of the meeting on April 5, 2010.

Vote: 3-0 in favor.

Motion: McSorley, second Reed to accept as written the minutes of the meeting on April 8, 2010.

Vote: 2-0-1 (Neuman) in favor.

Motion:, Neuman, second Reed to accept as written the minutes of the meeting on April 19, 2010.

Vote: 2-0-1 (McSorley) in favor.

Members discussed the summer meeting schedule and decided on the following meeting dates- June 28th, July 26th, August 16th and September 13th. As always, this schedule is subject to change. Ms. Seaverns will post the amended meeting schedule.

Ms. Seaverns informed the members that CNP was working on the remaining abatements and the Board would have them to act on at their meeting on June 28th. Members asked Ms. Seaverns to make an inquiry of DRA regarding assessment of dams. Chair McSorley will also research this topic.

Having no further business,
8:20 PM **Motion:** McSorley, second Neuman to adjourn.
Vote: 3-0 in favor.

Respectfully Submitted,
Heidi Seaverns

Approved as written
10/19/10