

Board of Assessors
Minutes of Meeting
November 13, 2018

5:30 p.m.: Meeting came to order with Raymond Goff, Chairman; Thomas Barry, Vice Chairman; Donald Minney, Clerk; and John Whelihan, Director of Assessments present.

Incoming Correspondence:

- Invitation to the Hampden/Hampshire Counties Assessors Association's Annual Meeting on December 13, 2018

Documents Used: Map of parcel 238-15
Division of Local Services legal opinions

Signatures:

- Schedule of Bills Payable: \$420.56
- Warrant & Commitment; Tri Lakes Sewer Assessment payoff: \$3,966.30
- Monthly List of Abatements; 2018 MVE \$548.34
- Monthly List of Abatements; 2018 MVE \$425.09
- Revised Chapter 61 Lien; (280-42.04)

James Hodgen came before the Board to discuss his FY20 Chapter 61B application for modification. Mr. Hodgen stated that his property includes conservation land and hiking trails. He supplied a map detailing the equine use of the property. Discussion arose over the number of outbuildings situated on the property along with their size. Mr. Barry stated that it's been the Board's past practice to exclude impervious areas from Chapter 61B classification. The Board reviewed Department of Revenue legal opinions concerning chapter 61B requirements.

The Board concurred with Mr. Hodgen that the parcel contained enough recreational land to remain in Chapter 61B. The Board stated that any future development on the property could result in the revocation of his chapter 61B classification. Mr. Whelihan suggested that Mr. Hodgen purchase more acres to add to his parcel.

The Board also discussed Mr. Hodgen exemption application for his vehicles with farm plates. Mr. Hodgen thanked the Board for reviewing the vehicles located on his property. Mr. Hodgen and the Board agreed on which vehicles should be exempted due to exclusive farm use. The parties agreed that the Section 5 bureau of the DMV is understaffed.

6:10 p.m.: Mr. Hodgen left the meeting.

New Business:

- Mr. Whelihan stated that the FY19 Classification Hearing would be held on December 3 at 7:30 with the Board of Selectmen. The town's "new growth" should be finalized by the Division of Local Services this week.
- The Board reviewed the holiday schedule for the municipal workers.

Old Business:

- Mr. Whelihan stated that he is waiting for Attorney Gurge to forward the final settlement agreement with Belchertown Heights LLC concerning the assisted living facility.

Discussion/Decision:

- Mr. Barry made the motion to approve the minutes of the regular session and executive session meetings of October 23. Mr. Minney seconded. The motion passed 3-0.
- Mr. Barry made the motion to approve the minutes of the October 30 meeting. Mr. Minney seconded. The motion passed 3-0.
- The Board unanimously approved James Hodgen's FY20 Chapter 61B modification application concerning property at 51 Ware Rd.
- The Board denied a 2018 motor vehicle excise abatement application for Trans Lease Inc. of Colorado. The vehicle was not disposed of. The vote was unanimous at 3-0.
- The Board approved the following FY20 Chapter applications. All votes were unanimous at 3-0.

Richard Cook
Swift River Sports Club

Chauncey Walker St (267-38)
350 Cold Springs St (270-15 & 270-2)

Chapter 61
Chapter 61B

- The Board will next meet on November 27 @ 6:00 p.m.

6:35 p.m. Mr. Goff made the motion to adjourn their regular meeting and move into Executive Session to discuss FY19 exemption applications & FY20 Chapter 61A applications under Purpose 7 of MGL Ch 30A, s. 21(a) to comply with or act under the authority of MGL Ch 59, s. 60 with respect to confidentiality, and not reconvene in Regular Session. Mr. Barry seconded the motion.

Minney	Yes
Barry	Yes
Goff	Yes

Respectfully submitted,

Donald Minney
Clerk

Board of Assessors
 Minutes of Executive Session
 November 13, 2018

6:35 p.m.: Meeting came to order with Raymond Goff, Chairman; Thomas Barry, Vice Chairman; Donald Minney, Clerk; and John Whelihan, Director of Assessments present.

The Board voted to approve the following FY19 Exemption applications. All votes were unanimous at 3-0.

NAME	PROPERTY ADDRESS	PARCEL ID	EXEMPTION
Erard, Michael	22 Catherine Drive	105-81	Cl. 22
Grasso, Gerald	30 Shaw Street	266-45	Cl. 22
Lafever, William	4 Howe Street	238-265	Cl. 22
Louraine, Lewis E. Jr.	678 Federal Street	218-35	Cl. 22 NEW
Tyburski, Stephen	157 Aldrich Street	248-1.10	Cl. 22
Vageline, William	2 Pine Street	109-1	Cl. 22
Wilkins, Mark	21 Shea Avenue	109-7.07	Cl. 22
Howard, Charles	82 Jackson Street	243-7	Cl. 41C
Niejadlik, Joan	73 Green Avenue	266-29	Cl. 41C

- The Board voted to deny a fiscal year 2019 22E Veterans Exemption for Maria Wichert. The applicant will not qualify for the exemption until FY20. The vote was unanimous at 3-0.

The Board voted to approve the following FY20 Chapter applications. All votes were unanimous at 3-0.

Chapter 61A

Austin, Daniel + Loni	Bardwell Street (273-46 + 49.01)	APR
Bergeron, Tyler	730 Gulf Road (201-2)	
Blue Star Farm	Franklin Street (271-36 et al)	APR
Bowler Revocable Trust	Shea Avenue (271-18 et al)	
Brittingham-Foreman, Dorothy	404 South Washington Street (275-53.01)	
Campbell, Raymond	Orchard Street (217-48)	
Clark, Bruce + Karen	148 Bay Road (106-64)	
Fortin, Priscilla	230 Chauncey Walker Street (262-20.1)	

Fry, Valthea McGee	Cold Spring Street (260-33 et al)	
Hamel, Troy	270 South Washington Street (275-6.01)	
Leitl, Daniel	500 North Liberty Street (276-14)	
MAP Realty Trust	South Washington Street (279-1 et al)	
Martin, Henry R. Jr.	Allen Street (226-29)	
May, Charles	270 Franklin Street (269-13)	<i>Renewal of FMP</i>
Mikos, Joan	Bardwell Street (272-28.14)	<i>with new FMP</i>
Pomietlarz, Carl + Terry	North Washington Street (261-80.01)	
Richard, Merle Anne	570 South Washington Street (279-2.1)	
Slate, Shannon	211 Barrett Street (275-11 et al)	
Sliwa, Matthew J. Jr.	South Liberty Street (278-23)	
Sullivan, Janet et al	North Liberty Street (276-19)	
Wagner, Edmund	288 North Washington Street (256-4 & 256-5)	
Walas, Henry J. Jr.	Federal Street (216-101 & 101.01)	
Woodcock, Hilary	577 North Gulf Road (202-7.12)	

- The Board voted 3-0 to deny a fiscal year 2020 Chapter 61A application for Matthew & Lindsey Baird for property located at 243 Allen Rd. The applicant did not meet the gross income requirements for allowable agricultural projects. The Board also had concerns whether the property is being managed for agricultural purposes. The land is currently classified as Chapter 61B.
- The Board reviewed a FY2020 Chapter 61A application for Devon Lane LLC. Due to the lack of information on the application, the Board agreed to invite Will Shattuck to appear at their next meeting to discuss the farming activities on his property.

7:18 p.m.: Motion to adjourn

Respectfully submitted,

Donald Minney
Clerk