

**BOARD OF ASSESSORS' MINUTES  
COMMUNITY ROOM – POLICE STATION**

**MONDAY – NOVEMBER 21, 2005**

**Assessors Present:** Chairman Jonathan L. Fein and Dennis Kennedy  
**Also Present:** Assistant Assessor Robert P. Leclair  
**Absent:** Peter Graczykowski

**Assessors' Chairman Fein called the meeting to order at about 8:35 a.m.**

**Acceptance of Minutes**

Assessors voted to accept the minutes of Tuesday, November 1, 2005 as presented

**Correspondence**

None

**Public Comment**

No one was present to speak at the public comment portion of the meeting.

**Excise**

The Assessors signed the October, 2005 *Monthly List of Abatements, Motor Vehicle and Trailer Excise*: \$31.57 from the Levy of Fiscal 2004 and \$2,685.73 from the Levy of Fiscal 2005 for a monthly total of \$2,717.30.

**Appellate Tax Board (ATB) and FY2005 Abatements**

Bob notified the Assessors of three additional ATB cases. They involve properties in excess of one million dollars in value and are scheduled to be heard in Boston on January 24, 2006.

- **780 Converse Street** – This is the assisted living facility known as Ruth's House. It is the Boards' recollection that an agreement was reached for the last three fiscal years, and that it may have been mistakenly scheduled.
- **170 Dwight Road** – A fire damaged the majority of this facility known as "Grande Meadows". Since most of the improvements are new, it has a much higher value than in the past. Also, over the last few years, the improvements were under construction and were not being valued as complete.
- **168 Williamsburg Drive** - The property owner claims that there are errors on the property cards. After several calls to the owners' attorney, the Assistant Assessor was not allowed to arrange an inspection. No return call to arrange an inspection was received by the Assessors' Office.

**Personal Exemptions**

One Clause 18 exemption application was reviewed by the Board. In order for this exemption to be granted the individual must be aged and infirmed and impoverished. The Assessors requested Bob to correspond with this individual and obtain additional information before they made a decision.

**Triennial Certification/Classification**

Although the property values were presented to the Department of Revenue representative Chris Keefe on October 18, 2005, preliminary approval of the property values has still not been received. Consequently, the "Classification" hearing originally scheduled for tonight with the Select Board will need to be rescheduled.

A slight adjustment to one property with a site index of 3 required adjustment as a result of the DOR reviewer in Boston feeling the 2003 sale of this property should be in the .9-1.1 range, even though the sale is old and the owner applied for abatement of tax stating that she did not think it was worth what she paid.

As a result of this change, the Board once again signed the LA-13 and LA-4 reports. The LA-10 report was adjusted and also needed to be signed.

**Misc.**

- **Emerson Manor**
  - A request for exempt status for Emerson Manor's proposed addition known as Longmeadow Street Rear was reviewed and denied by the Board.
- **New Assessor**
  - Peter Graczykowski informed the Board at their last meeting that there may be a conflict with his new job in Springfield and attending Assessors' Meetings. Several options were discussed at the last meeting. Since Peter was not in attendance, it was assumed that there was no resolution. The two Assessors at the meeting agreed to consider either meeting late in the day, after normal work hours, or at 7:00 a.m.-7:15 a.m. before normal hours. It is still not clear if making this accommodation will allow Peter to attend or if there is still an issue with a presumed "conflict of interest". After the last meeting, the Longmeadow town manager offered to write a letter to the Mayor of Springfield on Peter's behalf. Because of the uncertainty of Peter's situation, the Assessors agreed to wait to hear from Peter before scheduling another meeting. Chairman Fein agreed to call Peter and clarify the situation prior to setting the next meeting.

**Adjournment**

The meeting was adjourned shortly after 9:40 a.m.

**Next Meeting:**           **To be determined**  
                                  Community Room of the Police Station

Respectfully Submitted,

Robert P. Leclair, CMA, RMA, MAA  
Assistant Assessor