

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

**MONDAY – MARCH 28, 2005**

**Assessors Present:** Chairman Jonathan L. Fein, Scott C. Bush and James J. O'Connell  
**Also Present:** Assistant Assessor Robert P. Leclair

**Assessors' Chairman Fein called the meeting to order at about 8:30 a.m.**

**Acceptance of Minutes**

Minutes of the March 14, 2005, 2005 meeting were accepted as presented.

**Public Comment/Correspondence**

No one was in attendance for this portion of the meeting.

**Excise**

No monthly excise report is available.

**Personal Exemptions**

Two Clause 18 applications were reviewed and approved in the amount of \$500 each.

**Triennial Certification**

The Assessors reviewed the one non-price proposal received. Finding that it meets the minimum requirements, they opened the price proposal. After a brief discussion the Assessors voted to approve the fiscal 2006 triennial certification to VISION Appraisal Technology of Northboro, Massachusetts.

**Massachusetts Municipal Association**

The MMA sent a letter to the town manager and to Jim O'Connell (as the former chairman) regarding what they are calling a telecommunications loophole. (Bob send a letter to executive director Geoffrey C. Beckwith informing him of new chairman.) The letter tries to show revenue lost and asks for support for legislation to change the law. Bob received copies of Robin Crosbie's letter and a call from Paul Pasterczyk. As a result he prepared a spreadsheet that shows the purported loss in revenue as a result of this loophole.

Longmeadow had five entities in State Code 505 "Telephone Company" for personal property valuation during fiscal 2004. In fiscal 2005 one company (AT & T wireless Services PCS did not provide telephone service and did not file a return for central valuation. This resulted in a loss in value of \$23,400 or about \$400 in tax dollars to the town. It was Bell Atlantic Mobile that re organized as an offshore corporation for fiscal 2005 that resulted in a change of value from \$1,076,900 to \$20,400 between fiscal 2004 and fiscal 2005. This was a difference of \$1,56,500 in value and about \$18,000 in taxes as the current rate of \$17.12. The lose from the other companies was a result of the usual "book" depreciation as a result of accepted accounting practices that they have always been doing. The spreadsheet Bob prepared appears to show that the MMA letter overstates the loss of value by about \$500,000 in values and \$18,000 in tax.

Finally, Bob showed that there is a “loophole” with other entities such as the churches, synagogues, private schools and colleges. Bob showed the loss in revenue to the town as a result of Chapter 61 B (golf course exemption) loophole.

**Abatement Application(s) Approved**

- Personal Property Account 225
- 207 Williamsburg Drive

**Abatement Application(s) Denied**

- 125 Pendleton Lane
- 49 Memery Lane
- 253 Pendleton Lane
- 780 Converse Street
- 77 Osceola Lane
- 292 Pinewood Drive
- 21 Blockland Drive
- 34 Hillcrest Avenue
- 53 Blueberry Hill Road

**Misc.**

- March 2005 edition of “City and Town” distributed to Board members
- Bob met with Paul Pasterczyk and then Robin Crosbie to discuss a temporary replacement for the excise clerk. It was suggested that we first see if there is a current town employee who could cover the hours of 10-2 in the Assessors’ Office. The time to respond was March 24. No employees responded, but two women called to say they had heard of the job through a friend. Bob has asked for resumes from both individuals and will set up interviews. Paul Pasterczyk has asked to be part of the screening process.
- Bob will be attending a VISION users’ seminar March 30 and 31 in New Hampshire to see the newest version of the valuation software. On April 13 and 14 Bob will be attending the MAAO spring conference in Sturbridge.

**Adjournment**

The meeting was adjourned at about 10:00 a.m.

**Next Meeting: – Monday, April 4, 2005 8:30 a.m.**  
Community Room of the Police Station

Respectfully Submitted,

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