

TOWN OF PROVINCETOWN
DEPARTMENT OF MUNICIPAL FINANCE - ASSESSORS' OFFICE

Minutes of the
BOARD OF ASSESSORS MEETING
Town Hall, November 16, 2000

CALL TO ORDER: The meeting was called to order at 9:05 AM by
Chairperson, Alberta Romano.

MEMBERS PRESENT: Ms. Romano, Mrs. Lina Berry, Ms. Pam Parmakian, Mr. Jack
Kosko, Ms. Leslie Parsons

MEMBERS ABSENT: Mr. Rick Blanchette (excused)

OTHERS PRESENT: Staff: Mr. Dana Faris, Principal Assessor; Mr. John
Warner, Assessing Department Clerk

MINUTES:

Mrs. Berry moved, seconded by Mr. Kosko, to approve the minutes of the October 26, 2000 meeting as written. The motion carried by a vote of 5-0.

PUBLIC STATEMENTS: There were no public statements.

CORRESPONDENCE: Mr. Faris reported on the following recent correspondence sent or received by the Assessors' Office:

1. A memo from the Department of Revenue outlining a bill pending before the State legislature that would amend the date by which an abatement application is to be considered timely filed.
2. A letter from Mrs. Miriam Collinson to the Board withdrawing her application to reclassify her campground as recreation land under Ch. 61B.
3. A memo from Warren Alexander, Building Commissioner, to Mr. Faris regarding an alleged illegal second dwelling unit at 6 Oak Dr.
4. A copy of a letter from Mr. Alexander to Joy Reis of 6 Oak Drive requesting that she obtain a building permit to support the work that was done to finish the basement at this location.
5. A copy of a letter from the Law Offices of Saliba & Saliba –the authors of the legislation referred to in (1) above—to the Executive Board of the MAAO inquiring as to the Board's decision not to accept articles from this firm for its newsletters.
6. A memo from Mr. Faris to Ryk Tyszka, Treasurer/Collector, regarding unpaid FY'99 and FY'00 boat excise for the Ranger V.
7. A letter from Mr. Faris to Allan Eyden regarding the classification of property at 3 Oppen Lane.
8. A request for a legal opinion from Town Counsel pursuant to the Town's Growth Management bylaw to determine at what point a delay in receiving a building permit to develop a parcel of vacant land would constitute a taking.

OLD BUSINESS:

Appellate Tax Board Cases Update: Mr. Faris reported on the following Appellate Tax Board cases: DeMiskey, Shari, 21 Priscilla Alden Rd. A case for FY 2000 was filed with the ATB on October 25, 2000.

Chapter 58, Section 8 Abatements: There were no applications to consider for this period.

NEW BUSINESS

Motor Vehicle Excise Tax Abatements: Mr. Warner reported on the following applications for abatement and recommended that they be granted:

- Partially abate two bills for 2000 as a result of trades or sales.

Ms. Parmakian moved, seconded by Ms. Parsons, to abate these bills in accordance with staff recommendations. The motion carried by a vote of 5-0.

Boat Excise Tax Abatements: There were no applications to consider for this period.

Executive Session: At 9:23 AM, Mr. Kosko moved, seconded by Ms. Parmakian, to go into executive session for the purpose of reviewing abatement applications. The motion carried by a vote of 5-0.

During the executive session, the Board took the following actions:

Real Property Tax Abatements:

1. C J S Realty Trust, 90 Harry Kemp Way. Based on a comparison with neighboring commercial properties, the Board found no grounds for abatement. Therefore, Mr. Kosko moved, seconded by Ms. Parsons, to deny this application. The motion carried by a vote of 5-0.
2. 141-143 Commercial St. Realty Trust, 143 Commercial St. Based on a slight reduction in the building value for the uninhabitable structure on the street, Mr. Kosko moved, seconded by Ms. Parmakian, to abate the assessed value to \$852,200. The motion carried by a vote of 5-0.
3. 583 Commercial St. Realty Trust, 583-583A Commercial St. The Board found no grounds for abatement. Therefore, Mrs. Berry moved, seconded by Ms. Parsons, to deny this application. The motion carried by a vote of 5-0.

Senior Work Program Tax Abatements: Mrs. Berry recused herself from this discussion and vote. Mr. Faris presented certificates of completion received from the Council on Aging for fifteen (15) seniors who have completed the program and who qualify for abatements for FY 2001 under Ch. 59, § 5K. Mr. Kosko moved, seconded by Ms. Parmakian, to grant these abatements. The motion carried by a vote of 4-0-1.

Water Bills: Mr. Faris presented the Board with lists from the Water & Sewer Board of unpaid water bills from FY 97, 98, and 99. Mr. Kosko moved, seconded by Ms. Parsons, to authorize the Tax Collector to add these unpaid bills to the tax bills for FY 2001. The motion carried by a vote of 5-0.

OTHER/MISCELLANEOUS:

Assessing Team and Office News: There was no assessing team or office news that was not fully covered elsewhere in the minutes.

Future Meeting Dates: No future meeting date was scheduled at this time.

ADJOURNMENT: There being no further business to come before the Board, Ms. Parmakian moved that the meeting be adjourned at 9:37 AM and the meeting was adjourned.

Respectfully submitted:

Lina Berry, Clerk

Dana Faris, Principal Assessor