

**Minutes
Board of Assessor's Meeting
November 13, 2012**

Members Present: Jason Neuman and John McSorley.

Member Excused: Eugene Reed

Others: Heidi Seaverns.

6:55 PM Acting Chairman McSorley called the meeting to order.

The Board then addressed the signature file.

Members present signed multiple copies of the second issue tax warrant for 2012. The Board voted at their last meeting to sign the warrant when it was ready.

Motion: McSorley, second Neuman to sign Land Use Change Tax for Map 14 Lot 23-2 in the amount of \$ 7200.00.

Vote: 2-0 in favor.

Motion: McSorley, second Neuman to sign the abatement in the amount of \$77.00 for Map 1 Lot 116.

Vote: 2-0 in favor. This is for a lot that was taken by Tax Deed after 1st issue bills had been issued.

Motion: McSorley, second Neuman to sign the abatement for Map 72 Lot 29 in the amount of \$ 44.00.

Vote: 2-0 in favor. This abatement was for overpayment of 1st issue taxes after the disabled exemption was applied for the 2012 tax year.

The members reviewed the 2012 ratio study as prepared by Ms. Seaverns. Of the 143 sales that occurred in the time period used (10/1/11 through 9/30/12), there were 29 qualified sales used for the analysis. The overall median ratio was 97.2, overall Coefficient of Dispersion (COD) was 6.7 and overall Price Related Differential (PRD) was 1.0. Members signed the Municipal Assessment Data Sheets Certificate. Ms. Seaverns will mail the sheet & release the data to DRA.

Ms. Seaverns reminded the members of the appointment with the Board of Selectmen (BOS) on Monday, November 19 at 7:15PM to discuss the contract with Avitar Associates for assessing services. Mr. Neuman & Chairman Reed had discussed this issue at the last meeting and both felt strongly that the BOS should sign the 3 year contract option. Mr. McSorley agreed that the 3 year option is the most prudent option-costs would remain the same for 3 years.

Motion: McSorley, second Neuman to recommend to the Board of Selectmen to sign a three year contract with Avitar.

Vote: 2-0 in favor.

Ms. Seaverns updated the members on the 2010 BTLA appeal. She reported that Avitar had met with the taxpayer's appraiser earlier in the day. Ms. Martin felt that it was a productive meeting. The taxpayer's appraiser will meet with his clients and determine the next step.

The members will wait until there is a full board present to approve all outstanding minutes.

Next scheduled meeting is December 10, 2012.

Having no further business,

7:15 PM **Motion** McSorley second Neuman to adjourn.

Vote: 2-0 in favor.

Respectfully Submitted,
Heidi Seaverns

Approved as written 12/10/2012