

Minutes
Town of Montague Assessors' Department
1 Avenue A (2nd Floor), Turners Falls, MA
July 16, 2012

Members Present: Paul Emery, Teresa Miner, Betty Waidlich
Staff Present: Barbara Miller, Director of Assessing
Meeting convened 3:30 p.m.

- Approved Minutes of June 25, 2012,
Motion to approve made by Ms. Waidlich, seconded by Mr. Emery Vote: two approved, Ms. Miner abstained as she was not present at the meeting.

SIGNATURES REQUIRED

- Time sheets for Ms. Miller, weeks ending 06/16/2012, 06/23/2012, 06/30/2012, 07/07/2012 and 07/14/2012 signed by Mr. Emery
- MDM-1 and related forms for the Town and Districts
Motion to approve made by Ms. Waidlich, second by Ms. Miner vote unanimous
- Motor Vehicle Excise Abatements Monthly Lists, June 2012, Votes may be taken
 - Levy 2010 - \$ 158.65
 - Levy 2011 - 214.69
 - Levy 2012 - 1,903.36Motion to approve made by Ms. Waidlich, second by Ms. Miner vote unanimous
- FVAC Chapter Land Recommended Value - Fiscal Year 2013
Motion made by Ms. Miner to adopt the Farm Value Advisory Commission's Average valuations for land classified under Chapter 61 and 61A for fiscal year 2013, second by Ms. Waidlich. Vote unanimous
- Motor Vehicle and Trailer Excise Recommitments
 - 1990 - \$ 7.50
 - 1991 - 11.25
 - 2004 - 65.00
 - 2008 - 40.00
 - 2009 - 48.75Motion to approve made by Ms. Waidlich, second by Ms. Miner vote unanimous
- FirstLight Agreement FY2013 using value from the most recent appraisal
Motion to approve the Tax Agreement between the Town of Montague and FirstLight Hydro Generating Co. made by Ms. Waidlich, second by Ms. Miner, vote unanimous

UPDATES TO BOARD

- Ms. Miller informed the board that she is working with four organizations which have submitted 3ABC forms without including Form PC and Form 990. Ms. Miller explained that Chapter 59 Section 5 has several clauses which exempt organizations from paying personal property and/or real estate tax under various circumstances with various filing requirements. Based on the circumstances for each of the four organizations it is Ms. Miller's opinion that they will only qualify for exemption of real estate tax if they do so under the charitable exemption which requires the filing of Form PC.
- Ms. Miller read a letter from the Town of Erving in response to her request for information regarding the cap rate used in their recent appraisal. Erving Board of Assessors would charge \$400 for a copy of the appraisal from which the cap rate information could be extracted.
- Gill response to information shared regarding First Light FY2013 valuation

- 18-0-05, 98 West Mineral Rd, ATB Petition Under Formal Procedure
- Marilyn Browne, Bureau Chief, Division of Local Services, husband passed away card sent

Meeting Adjourned 4:10 p.m.

Respectfully submitted,

Barbara Miller
Director of Assessing

Minutes approved _____