

TOWN OF PROVINCETOWN

Minutes of the BOARD OF ASSESSORS MEETING Town Hall, June 19, 2001

- CALL TO ORDER:** The meeting was called to order at 9:25 AM by
Chairperson, Richard Blanchette
- MEMBERS PRESENT:** Mr. Rick Blanchette, Mr. Jack Kosko, Ms. Leslie Parsons
- MEMBERS ABSENT:** Ms. Pam Parmakian (excused)
- OTHERS PRESENT:** Staff: Mr. Dana Faris, Principal Assessor; Mr. John
Warner, Assessing Department Clerk

MINUTES:

Mr. Kosko moved, seconded by Ms. Parsons, to approve the minutes of the April 26, 2001 meeting as written. The motion carried by a vote of 3-0.

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 facsimile of a letter regarding the acquisition of property from the Locke Family Trust of 1987.
2. A copy of a memo from Keith Bergman, Town Manager, to the Board of Selectmen regarding Department of Revenue concerns.
3. A copy of a memo from Judith Oset, Director of Regulatory Management, to the Board of Selectmen regarding the property located at 48 Shank Painter Rd.
4. A copy of a memo from Warren Alexander, Building Commissioner, to Rose Kennedy of Thomas D. Brown Real Estate Associates regarding the property located at 15 Commercial St.
5. A memo from Mr. Alexander to Mr. Faris regarding the property located at 54 Bradford St.
6. A memo from Mr. Alexander to Mr. Faris including a letter from Atty. Benjamin J. Losordo regarding the removal of an illegal dwelling unit located at 421 Commercial St.
7. A copy of a letter from John Fitzgerald, Treasurer, to Raymond Peloquin regarding the delinquent taxes on the property located at 54 Bradford St.
8. A memo from the Board of Selectmen regarding the change in start time for regularly-scheduled meetings.
9. A letter from Mr. Warner to Sheila LaMontagne enclosing assessment information for her property located at 111 Commercial St.
10. A letter from Mr. Faris to Architectural Access Board regarding properties owned by the Harbor Hill Timeshare Resort.
11. A letter from Mr. Faris to Olga Opsahl regarding the personal property taxes assessed for her property located at 29 Miller Hill Rd.
12. A copy of a letter from Mr. Alexander to John & Joy Reis regarding the number of dwelling units at their property located at 6 Oak Dr.
13. Three invoices for copies of assessing department data.
14. A copy of the Collier St. release deed from Town Council.
15. A letter from Mr. Warner to Welter B. Holden regarding a personal property tax bill for his property located at 206 Commercial St.

16. A letter from Mr. Warner to Craig Russell regarding a motor vehicle excise tax for Joseph and Helen Macara.
17. A letter from Mr. Faris to Dan Long of James W Sewall Co. enclosing a signed copy of a price quote for a mapping project.
18. A memo to Mr. Faris from Mr. Alexander regarding 12 Winston Ave.

OLD BUSINESS:

“ANR” Plans: Mr. Kosko moved, seconded by Ms. Parsons, to send a copy of the sub-division memo to Miriam Collinson as it pertains to her sub-division on Race Point Rd. The motion carried by a vote of 3-0.

Chapter 58, Section 8 Abatements: Mr. Faris presented the following abatement applications to the Board:

1. Tokai Enterprises, Mr. Kosko moved, seconded by Ms. Parsons, to abate personal property tax bills for FY 1998 that were issued in error in accordance with authority granted by the Department of Revenue. The motion carried by a vote of 3-0.
2. Tierney, Norman G., #E 23 Harry Kemp Way CD. Mr. Kosko moved, seconded by Ms. Parsons, to abate a personal property tax bill for FY 1986 that was issued in error. The motion carried by a vote of 3-0.

Appellate Tax Board Cases: Mr. Faris reported on the following Appellate Tax Board cases:

1. Provincetown Tennis Club, 288 Bradford St. Mr. Kosko moved, seconded by Ms. Parsons, to request that Mr. Faris write a letter regarding the club’s past tax status. The motion carried by a vote of 3-0.
2. 583 Commercial St. Realty Trust & 141-143 Commercial St. Realty Trust. Mr. Faris reported that Town Council has issued interrogatories and a request for production of documents for the pending FY 2000 cases.
3. Ciluzzi, John J. Mr. Faris reported that Town Council has issued interrogatories and a request for production of documents for pending FY2000 cases.

NEW BUSINESS

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

- 13 partial abatement resulting from sales and trades of vehicles
- 3 full abatements resulting from bills issued in error.

Ms. Parsons moved, seconded by Mr. Kosko, to grant these abatements in accordance with staff recommendations. The motion carried by a vote of 3-0.

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

- 23 full abatements resulting from sales prior to the tax period.

Mr. Kosko moved, seconded by Ms. Parsons, to grant these abatements in accordance with staff recommendations. The motion carried by a vote of 3-0.

Interim-year adjustments: Mr. Kosko moved, seconded by Ms. Parsons, to make interim-year adjustments to valuations based on recent trends in sales. The motion carried by a vote of 3-0.

Revised Assessments:

1. Corea, John C., 25 Bangs St. Mr. Kosko moved, seconded by Ms. Parsons, to issue a revised valuation for FY 2001 on the above-referenced property based on an inspection, which revealed an additional dwelling unit that was in existence prior to January 1, 2000. The motion carried by a vote

of 3-0.

2. Corea, John C, 31 Bangs St. Mr. Kosko moved, seconded by Ms. Parsons, to issue a revised valuation for FY 2001 based on a plan filed with the Planning Board and recorded dividing the parcel into four lots, two of which are developable. These lots were in existence prior to January 1, 2000. The motion carried by a vote of 3-0.

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County Tax: Mr. Kosko moved, seconded by Ms. Parsons, to authorize the Treasurer to pay Provincetown's share of the County Tax in the amount of \$78,553. The motion carried by a vote of 3-0.

Cape Cod Commission: Ms. Parsons moved, seconded by Mr. Kosko, to authorize the Treasurer to pay Provincetown's share of the Environmental Tax in the amount of \$70,851. The motion carried by a vote of 3-0.

Preliminary Tax Bills: Mr. Faris reported that preliminary first-quarter tax bills for FY 2002 will be issued on or about July 1, 2001.

OTHER/MISCELLANEOUS:

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

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Future Meeting Dates: There was no meeting scheduled.

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ADJOURNMENT: There being no further business to come before the Board, Mr. Kosko moved that the meeting be adjourned at 10:00 and the meeting was adjourned.

Respectfully submitted:

Jack Kosko, Clerk

Dana Faris, Principal Assessor