

**BOARD OF
ASSESSORS
MEETING
MINUTES**

August 30, 2017

Town Hall 1 Main St., Upton, MA 01568

**Chairman James Earl, Assessor Kelly McElreath, Assessor
William Taylor, Department Coordinator, Tracey Tardy**

1 The meeting, located at 1 Main St Upton MA, Ground floor conference room, called to
2 order by Assessor McElreath at 4:02 p.m. Second: Chairman Taylor, unanimous
3 Assessor Earl

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5 Attendees: Chairman Bill Taylor, Assessor McElreath, Assessor Earl, Department
6 Coordinator Tracey Tardy

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8 Motion made by Assessor McElreath to accept the meeting minutes from 8/16/17.
9 Second Chairman Taylor, unanimous Assessor Earl

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11 Assessor reviewed the permits from July.

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13 Motion made by Assessor McElreath to approved Motor vehicle abatement application
14 and certificates. Second: Assessor Earl, unanimous Chairman Taylor

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16 Motion to approve Vouchers, unanimous vote by Board

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18 The GIS data /map project is being tabled until September 12th meeting

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20 Wet land project and the easement policy tabled until a future meeting.

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22 The Board received an update on the interim revaluation and were the town stands thus
23 far for values. It has been determined our values are low compared to sales thus the
24 property values will be increasing on average 10-12%. Once the LA3 sales report is
25 final early next week, Department Coordinator will submit it to the State. Once the LA3
26 is approved, the Department Coordinator will begin working on the growth.

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28 A request was made to have the Coordinator pull a report for rear acres showing how
29 many parcels are rear and the total current value of them.

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31 The Board voted unanimously to hold off on reducing or removing the land curve for the
32 value on the rear acres of land until a conference call can be scheduled with Dan Lane
33 from Northeast Revaluation to see how it will affect the values. Northeast Reval
34 recommended that the curve be removed or dropped from 40% to 20 or 25%.

35
36 Chairman Taylor gave an update on the railroad personal property and the information
37 he found regarding the taxation of it. In January of 2014, the utility excise for the
38 exception for railroad personal property was repealed and it was found that some of the
39 equipment used in the conduct of business is now taxable, i.e. packing equipment and
40 the equipment used to move the product etc. This can be found under chapter 63 sec
41 39. A letter will be send to the railroad asking for a form of list as of January 1, 2017 to
42 see what equipment they had at that time.

43 The Board on voted and approved the following chapter land applications:
44 Chapter 61 – Emerson White the current plan has not expired so the application was
45 not needed but it is in good standing
46 Chapter 61A 1 application approved
47 Chapter 61B Fowler, Penko, Mechanic St Realty Tr., Henderson/Gorman, Colin, Fifty
48 four Ridge Rd realty Tr., The HJT Realty Tr., and Gallant

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51 2 abutter's lists were certified, 218 Mechanic St and 121-123 Main St

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53 Meeting adjourned @ 4:40 p.m.

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56 Respectfully Submitted,

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59 Tracey Tardy, Department Coordinator

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