

Board of Assessors Meeting
Thursday February 21, 2013 @ 6:30pm
Meier Room, Abington Town Hall

Present: Tracey Derbes, Chairperson
Michael Cunningham, member
Jack Pistorino, Deputy Assessor
Jodie Hurst, Recorder
Absent: Paul Zakrzewski, member

Tracey Derbes called the meeting to order at 7:00pm.

Under prior minutes, the Deputy Assessor informed the Board that he felt that full transcripts of the meetings were too time consuming.

Mike Cunningham requested the following 2 topics be placed on the agenda for discussion at the next meeting: adding 'items not reasonably anticipated' to each agenda as a sub-category, and a charter change which would put the Assessors office under the Board of Assessors.

All prior minutes were tabled.

The following documents were signed: excise commitments, excise month-end, 1 excise denial, and monthly excise. 1 applicant for exemption was denied a 41C exemption, but granted a 17D exemption. 1 Clause 18 exemption was approved. 1 exemption was denied. Exemptions meeting all the requirements were approved.

Real Estate Abatements:

- 184 Russell Ln. Map 58 Lot 56. Owner: Ronald & Renee Solimini (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to adjust assessed value of \$359,100 down to \$354,600 due to data corrections. 2-0 vote in favor.
- 518 Hancock St. Map 43 Lot 32. Owner: Vincent & Ashley Ciricola (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to adjust assessed value of \$306,100 down to \$296,100 due to data corrections. 2-0 vote in favor.
- 227 Washington St. Map 10 Lot 4. Owner: Joseph, Donna, & Bradford Coughlin (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to adjust assessed value of \$479,600 down to \$453,400 due to data corrections. 2-0 vote in favor.
- 39 Patricia Dr. Map 43 Lot 14. Owner: Richard & Joan Donovan (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to adjust assessed value of \$456,800 down to \$416,600 due to data corrections. 2-0 vote in favor.
- 495 North Quincy St. Map 41 Lot 5. Owner: Elizabeth Lopes (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to adjust assessed value of \$360,700 down to \$315,000 per a BOA decision. 2-0 vote in favor.
- 23 Cottage St. Map 24 Lot 16. Owner: Timothy & Tammy Shea (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to adjust assessed value of \$469,700 down to \$425,600 per a BOA decision. 2-0 vote in favor.
- 45 Suffolk St. Map 53 Lot 23 A. Owner: Suffolk St Realty Trust (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.
- 777 Brockton Ave. Map 8 Lot 14. Owner: Wal-Mart Real Estate Business Trust (not present at hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.
- 375 Centre Ave. Map 32 Lot 62. Owner: TRT Abington LLC (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 373 Centre Ave. Map 32 Lot 61. Owner: TRT Abington LLC (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 371 Centre Ave. Map 32 Lot 60. Owner: TRT Abington LLC (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 400 Bedford St. Map 30 Lot 27. Owner: New Creek LLC (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 396 Bedford St. Map 31 Lot 1. Owner: GPB Real Estate Holdings LLC (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 0 Chestnut St. Map 48 Lot 9. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 250 Chestnut St. Map 50 Lot 51 A. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 0 Chestnut St. Map 49 Lot 12. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 0 Chestnut St. Map 49 Lot 12 A. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 0 Chestnut St. Map 50 Lot 3. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 0 Chestnut St. Map 50 Lot 5. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 0 Chestnut St. Map 50 Lot 43. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

- 0 Chestnut St. Map 57 Lot 22. Owner: Estate of Michael Pohorecky (not present at hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

Personal Property Abatements:

- Morrell's Country Kitchen, Account 102320, Location: 222 North Ave (Owner not present for hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to abate this bill in full due to a data correction (no longer in business). 2-0 vote in favor of abatement.

- A Child's Dream, Account 110260, Location: 21 South Bedford St (Owner not present for hearing)

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to abate this bill in full due to a data correction (no longer in business). 2-0 vote in favor of abatement.

- Walmart Stores East LP, Account 100320, Location: 777 Brockton Ave (Owner not present for hearing)
VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to deny abatement. 2-0 vote in favor of denial.

The December overlay and overlay estimates were given to the Board.

The Deputy Assessor updated the Board on the outstanding ATB cases.

The most recent Zoning agenda and ads were given to the Board.

VOTED: Motion by Mike Cunningham, seconded by Tracey Derbes to adjourn the meeting. 2-0 vote in favor.

The meeting ended at 8:17pm.

Exhibit list attached

Board of Assessors
Minutes Exhibit list

Date of Meeting: February 21, 2013

Item #	Description	Availability/Location
1	Agenda	Assessors Office
2	11/1/12 minutes	Assessors Office/Library (after approval)
3	12/6/12 transcript minutes	Assessors Office/Library (after approval)
4	1/3/13 executive session minutes	
5	1/3/13 open session minutes	Assessors Office/Library (after approval)
6	1/16/13 summary minutes	Assessors Office/Library (after approval)
7	1/16/13 transcript minutes	Assessors Office/Library (after approval)
8	December overlay	Assessors Office
9	January overlay estimates	Assessors Office
10	ZBA Agenda and ads	Assessors Office/Zoning Secretary