

Assessors Meeting Minutes  
Executive Session  
February 27, 2017

The meeting was held on Monday February 27, 2017 and called to order at 6:53 p.m. by Amy Shapiro.  
Present: Amy Shapiro (AS), George Stephan (GS), Jennifer Morse (JM)  
Absent: Donna Sarro

**Exemptions**

Application #E-23: A motion was made and seconded to grant a Senior (41C) exemption in the amount of \$500. **VOTE: Amy Shapiro – Yes, George Stephan- Yes**

**Abatements**

Application #2: A motion was made and seconded to deny the abatement request. Reason: No sales of abutting properties that would justify the water table affecting values. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application #9: A motion was made and seconded to grant the abatement: Reason: Clerical error within database in result to the town line issue. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application #8: A motion was made and seconded to grant the abatement: Reason: Clerical error within database in result to the town line issue. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application #4: A motion was made and seconded to deny the abatement request. Reason: Exempt status for real estate is determined as of July 1. Property was purchased in October 2016. MGL Chapter 59 S.5 Clause 3 states that real estate is not exempt and is not entitled to pro-rata exemption. Property has been placed in exempt status for FY18. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application #5: A motion was made and seconded to grant the abatement request after inspection by Mayflower resulted in a lower value. **VOTE: Amy Shapiro – Yes, George Stephan – Yes.**

Application #6: A motion was made and seconded to grant the abatement request after inspection by Mayflower resulting in a lower value. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application #7: A motion was made and seconded to grant the abatement request after inspection by Mayflower resulting in a lower value. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application #10: A motion was made and seconded to deny the abatement request. Reason: All potential building lots in Ashfield are valued the same. Sales of 2015 and 2016 will be analyzed and values will be adjusted if necessary and will overseen by the DOR. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application #11: A motion was made and seconded to deny the abatement request: Reason: All potential building lots in Ashfield are valued the same. Sales of 2015 and 2016 will be analyzed and values will be adjusted if necessary and will overseen by the DOR. Jenn shared that she had a phone conversation on 2/14/17 with the applicant sharing the policy of abutting properties being made into one parcel, explaining this would lower the land value if they were not potential building lots. The applicant denied this solution. **VOTE: Amy Shapiro – Yes, George Stephan – Yes**

Application # 12: A motion was made and seconded to deny the abatement request. Reason: Owner purchased house in January 2017 and was not the owner of record on January 1, 2016. Mayflower inspected property and adjusts were made for Fiscal Year 2018. **VOTE: Amy Shapiro – Yes, George Stephan – Yes.**

A motion was made and seconded to adjourn the meeting at 7:35 p.m. **VOTE: Amy Shapiro – Yes, George Stephan – Yes.**

Respectfully Submitted  
Jennifer Morse  
February 28, 2017

Approved: 3/13/17 Vote: 2-0-1