

Town of Bedford, Board of Assessors

Date: January 6, 2016

Bedford Town Hall

Call To Order: 7:00PM

Roll Call: Ron Cordes, Chair; Bruce Murphy, Clerk; Zoe Pierce, Member, Alan Ferguson, Associate Assessor

Guests: Selectmen Mike Rosenberg, Finance Committee member Rich Bowen

Discussion:

1. Move to accept the minutes of the meeting of December 9, 2015. Moved by Zoe Pierce; seconded by Ron Cordes; vote 3-0-0.
2. Alan Ferguson briefed the Board on a request to abate an uncollectable bill for a firm named Primary Point. Based on research by the Assessor's office the Board concurred that abatement was not appropriate at this time.
3. Alan Ferguson briefed the Board on an issue with the Quarterly bills. An error was made printing the bills. Out of date supporting detail for the bills was erroneously taken from last year's file. For approximately ten percent of the bills, building values are incorrectly stated. This error did not impact the bill totals; bill totals are correct. This error does not generate any abatement risk.
4. The Board reviewed the "Tax Changes" presentation prepared by Bruce Murphy and recommended posting it to the Town web site with the addition of a slide discussing equity in evaluations. The Board requested that Bruce Murphy contact the local cable channel to present the information through that medium.
5. Alan Ferguson briefed the Board on his efforts to work with the Council on Aging (COA). The board concurred with his outline of activities: a presentation on the CPA exemption and other exemptions, engaging the COA in following up on "non-filers", developing a presentation to council the elderly on evaluating their assessments with respect to offers on their homes. Bruce Murphy will provide Board support for these activities as needed.
6. Alan Ferguson briefed the Board on the Patriot Properties upgrade proposal. The Board concurred that a presentation by Patriot was necessary in the face of the sparse information regarding functionality included in the proposal. At this point the Board does not have enough information to determine whether the upgrade is a worthwhile investment. Board members are to send Alan Ferguson availability dates for the purposes of scheduling a presentation.
7. Alan Ferguson briefed the Board on the upcoming action at the Appellate Tax Board for 50-52 Middlesex. Income and expense data provided by the taxpayer supports the currently assessed value. Alan Ferguson recommended against a settlement and the Board concurred.

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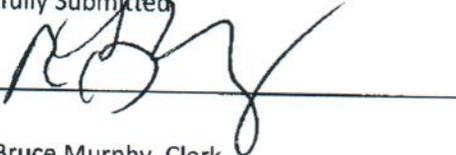
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8. The Board reviewed the initial budget and asked Alan Ferguson to present a budget with four full time equivalent staff and adjustments to the consultation and education line items to accommodate a possible upgrade to the Patriot Properties system.
9. Alan Ferguson presented his draft statement of Goals to the Board. Based on feedback from the Board a second draft will be prepared for Board review.
10. Next Meeting January 13, 2016, January 14 2016 (with the Finance Committee)
11. Move to adjourn: Moved by Bruce Murphy, seconded by Zoe Pierce, Vote 3-0-0.

Adjournment: 9:35 PM

Respectfully Submitted

A handwritten signature in black ink, appearing to read 'R. Murphy', is written over a horizontal line.

Robert Bruce Murphy, Clerk

Approved by Board: 01/13/16