

**BOARD OF ASSESSORS
NOVEMBER 14, 2012
BEDFORD TOWN HALL**

CALL TO ORDER: Chairman Bruce Murphy called the meeting to order at 7:00 PM in the second floor conference room.

ROLL CALL: Members Present: Chairman Bruce Murphy, Clerk John Linz, member Ron Cordes, and Associate Assessor Bruce Morgan.

GUESTS: Jano Hekimian of 48 Old Stagecoach Rd.

BUSINESS: 1. Mr. Hekimian of 48 Old Stagecoach Rd was present to discuss his FY12 abatement and Appellate Tax Board filings. His major points were that the ATB agreed with the Town's value for FY11 and that his increase in FY12 was greater than that of many of his neighbors. The Board took his comments under advisement.

MINUTES: The minutes of 7/11/2012 were presented without listing specific settlement amounts for pending Appellate Tax Board (ATB) cases, so the Board asked Bruce Morgan to hold the minutes until the next meeting when the dollar amounts can be added.

BUSINESS: 2. The Classification hearing will be held on 11/26. John Linz has a model that has been used for the past few years. The Board reviewed the tax classification letter prepared by Bruce Morgan from the Board of Assessors to the Board of Selectmen. John Linz made a motion as follows:

On the matter of classifying the tax rate: Establish a residential factor so as to effect a 175% allocation of the tax burden from the Residential/Open Space property classes to the Commercial/Industrial/Personal Property classes.

On the matter of an Open Space discount: To grant an Open Space discount of 25%;

On the matter of a Residential Exemption: Not to grant a Residential Exemption, so as not to shift the tax burden within the residential class from residents to non-residents;

On the matter of a Small Commercial Exemption: Not to grant a Small Business Exemption, so as not to shift the tax burden within the Commercial/Industrial/Personal Property classes from certain small commercial properties to other commercial and industrial properties.

The motion was seconded by Ron Cordes and the vote was 3-0-0 to approve the motion as stated.

3. Signatures were completed as required.
4. Ron Cordes made a motion to adjourn into Executive Session at 7:50 pm to discuss pending litigation and not return to the open meeting. John Linz seconded the motion. A roll call vote followed, with John Linz voting yes, Ron Cordes voting yes, and Bruce Murphy voting yes.

Bruce Morgan, Associate Assessor

Approved by the BOA December 12, 2012

John Linz, Clerk