

SHELBURNE BOARD OF ASSESSORS

Minutes

May 6, 2013

5:00 – 6:00 House Inspections

1. Called meeting to order @ 6:00 PM Joe Mattei, Jim Richardson, & Alan Coutinho present
2. Reviewed mail:
 - Deeds & Plans
 - April Building Permits
 - Misc Mail
3. Signed Previous meeting minutes
4. Did not wish to vote for CSC Board of Directors – No contest for people running for Assessor's Representative
5. Signed Motor Vehicle Excise Abatements
6. Signed Monthly Reports for April
7. Signed Bill Schedule
8. New Business
 - Reviewed new valuations for inspected properties: - all okay except Cosby valuation needs to be lowered to very good; not excellent , at 442 Taylor Road
 - Kaufman – agreed that the garage grade needs to be very good/excellent; will have heat & small bathroom; 1 ½ story with basement area also. Lowered to 70% complete valuation = \$19,500 (full value will be \$27, 800)
Total value now \$186,800 - finished garage will bring total to \$195,100
 - James Gamache – house won't be done until fall – no running water, no septic, no kitchen cabinets, no plumbing, no doors, rough wiring in, some sheetrock up, floors done upstairs only
He estimates 80% complete – told him we would visit when done
All agreed that the grade is Good - Finished house value = \$296,000
No topography adjustments are done for power lines on properties in town
 - Review Income & Expense Forms? Not reviewed – Roy Bishop handles that data
9. Next meeting May 20 - (5:00 – 6:00) Home Inspections
10. Adjourned Meeting @ 6:26 P.M.

Shelburne Board of Assessors

James T. Richardson, Chairman

Joseph P. Mattei

Alan L. Coutinho

Bruce A. Kaepfel, Assistant assessor