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TOWN OF LUNENBURG
BOARD OF ASSESSORS
P.O. BOX 135
LUNENBURG, MA. 01462

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LUNENBURG TOWN
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Minutes from the Board of Assessors meeting held: March 1, 2011.

The meeting opened at 6:00 pm.

Present: Board Members: Chris Comeau, Chairman, Members: Louis J. Franco & Matthew J. Papini, Sr., David Manzello, Associate Assessor, and Louise Paquette, Administrative Assistant.

Board reviewed and approved current expense vouchers, abatements, warrants, payroll & minutes.

Prior to the Board reviewing abatement applications, Mr. Bowen attended the meeting on behalf of The Lake Shirley Improvement Corp. He spoke on the abatement application and to answer questions that the Board may have. He gave a history of the ownership of the property and informed the Board about the past decision (May 2003) of the Zoning Board declaring the property "unbuildable". The property owners challenged the decision and went before Land Court a few years ago. Land Court voted to uphold the decision of the Zoning Board. Mr. Bowen went on to show comparisons of several properties and their values that are deemed "non-buildable". Board was satisfied with the supports and documentation and voted to approve the abatement.

David presented 8 applications this evening to the Board and the Board reviewed and voted on the following abatement applications:

Real Estate – 3 APPROVED

757 Flat Hill Road	123-027
2 Oakridge Road	135-050
511 Reservoir Road	127-002

Real Estate - 4 DENIED

894 N. West Townsend Road	005-002
322 Northfield Road	040-023
548 Northfield Road	039-039
43 Goodrich Street	111-023

Personal Property - 1 APPROVED

New Cingular Wireless OCS, LLC / PP # 282 / Account # 1024

David mentioned that there are three remaining abatement applications and that more information needs to be collected concerning the applications. The Board agreed to put them on hold until next month's meeting.

Louise spoke regarding the renovations of the Town Hall. Town Manager had sent an e-mail regarding the status of the renovations and feels that the project is taking a bit longer than anticipated but the results are better than expected. Louise reported that the Assessors' and the Town Clerk's Office will be the last offices to renovate.

David demonstrated the new on-line mapping GIS available through Cartographic Associates, Inc. that is now available to the general public on the Town's web page. David had a demonstration training session at the Library which was held on 2/28. All those departments in attendance were very interested and pleased to see we all have the capability to access this information. Selectman, Ernie Sund stopped by and was very pleased to hear the GIS is up and running. He invited Chairman Chris Comeau to attend the Selectmen's meeting that evening to share with the general public the news of the Town's webpage on-line mapping program. Chris was glad to do a quick announcement.

Louise reported the following information regarding Course 101:

The Department of Revenue's basic course for assessors, Course 101, Assessment Administration: Law, Procedures, Valuation, will be offered at the Morse Institute Library located at 14 East Central Street, Natick MA. This training will be held weekly on Thursdays from April 7th through May 12th. It will be held in the early evening from 4 PM to 7 PM. The training consists of 6 sessions. Participants must attend five out of six sessions to meet the attendance requirements for the examination. Pre-registration is required, walk-in registrations will not be accepted. The deadline to register is Friday, March 18h. Matt has registered and Louise will fax Louis's registration form tomorrow.

Next meeting is slated for Tuesday, April 5th at 6:00 pm. Meeting adjourned at 7:40 pm.

Respectfully Submitted,


Louise Paquette
Administrative Assistant
To the Board of Assessors