

**Sterling Board of Assessors**  
**Room 109, Butterick Municipal Building, 1 Park St., Sterling MA 01564**

**Minutes of Meeting April 8, 2019**

**Present:** Donlin Murray (Don), Chairman  
Richard Sheppard (Dick), Clerk  
David Manzello (David) Regional Assessor  
Debbie Dreyer (Debbie) Assistant to the Assessor

**Meeting Opened at 8:30am**

**Roll Call-** Sheppard present, Murray present - along with David & Debbie.

**Approval of Agenda - MOTION:** Dick made a motion to approve the agenda, 2<sup>nd</sup> by Don, all in favor, aye.

**Payroll, Payables, any abatements, warrants signed.**

**NEW BUSINESS:**

**Approve previous meeting's minutes -MOTION:** Dick made a motion to approve the 3/11/2019 meeting minutes, 2<sup>nd</sup> by Don, all in favor aye.

**(RRG) Update:**

**3ABC Charitable Applications:** There was one late application for Sterling Land Trust. Sterling is one of the few towns that accepts land trusts as 3ABC charitable. Going forward the Board will require a mission statement with details on what the trust is doing & how is it being managed. If the mission statement doesn't qualify it as a charitable entity, the option to be considered is possibly applying as Chapter 61B Recreation.

**MOTION:** Dick made a motion to accept Sterling Land Trust's 3ABC application this year with a follow-up letter explaining the requirements for next year's application, 2<sup>nd</sup> by Don, all in favor aye.

**R.E & P.P. Abatements:** There was one abatement application for 64 Heywood Rd that we had denied – the owner had some questions so David went to inspect the property & found a very minor change that didn't affect the value. He did find that she had a dog grooming business; she did have a kennel license, but no business certificate. She should be filing a Form of List with us. No need to vote on this; the original denial stands. There's only one other property to be inspected – the owner just returned from Florida. We'll discuss this at a future meeting.

**8 of 58 Filing:** There were two properties DCR bought where we didn't get the taking certificates or find out about it until a year later. 28 Justice Hill Rd 41/3 (Lanciani) & 318 Upper North Row Rd 19/4 (Maki). We have prior year taxes that are outstanding - \$1,842.37 on Maki's & \$4,035.29 on Lanciani's. David needs to contact Boston to approve it.

**Chace Hill Fire:** They've already started the process of rebuilding – we normally use the date of the fire to the date of the building permit. We discount for the preliminary bill. David will put an under construction code on that & discount it.

David will be starting the supplemental inspections next week.

**Future agenda items:** Preliminary ratios, supplemental billing

Next mtg: 5/20/2019 @ 8:30am. Dick made a motion to adjourn the meeting @9:44am, 2<sup>nd</sup> by Don, all in favor aye.

*Respectfully submitted by Debbie Dreyer, Assistant to the Assessor*