

AD HOC TAXATION/ASSESSMENT ADVISORY COMMITTEE MEETING

FEBRUARY 28, 2011, 9:00 A.M., COUNCIL CHAMBERS

Meeting called to order at 9:05 A.M. by Bob Dillon.

Present were Committee Members Robert Dillon (acting chairman), Joel Hellmann, Donald Nessing, and Joop Nagtegaal (secretary). Absent was Robert Manchester. Also present were Peter DeAngelis, Town Manager, and Michael Minardi, Tax Assessor. In attendance for a portion of the meeting was June Speakman, Town Council President, for Jeff Brenner, Ad Hoc Committee Liaison on the Town Council.

Upon a motion duly made and seconded, the minutes of the meetings of February 14th and February 22nd were approved unanimously.

Peter DeAngelis informed the Committee that a joint proposal had been received from AppraiseRI and Allan Booth for the consultant position. The proposal lacked the proper terms and conditions, and Peter had given the proposal to the towns lawyer to rectify this. The modified proposal has since gone back to AppraiseRI, and Peter said he expected a (positive) reply soon.

Assuming that an agreement between AppraiseRI and the town will be reached soon, the Committee agreed to invite AppraiseRI to the next meeting, together with Appraisal Resource. Peter DeAngelis will take care of this.

Mike Minardi expressed some concern that Allan Booth has no experience with the Patriot Software, which might make it more difficult for him to examine the data. The Committee's expectation was that this would be a relatively minor obstacle, since the Patriot system is supposed to have a user friendly interface.

Mike Minardi walked the Committee through the weekly report of Appraisal Resource.

Joel Hellman asked whether any changes that were made by the Assessing Board of Review would be carried forward to the Patriot database. Mike Minardi said that changes

in construction grade or depreciation would be carried forward, but that value overrides would not. Mike also said that obvious incorrect changes would be uncovered during the field review at the end of the appraisal process. Joop suggested that the minutes of the Assessing Board of Review be made available to Appraisal Resource so that they could see for which properties changes were made.

The Committee subsequently reviewed and approved the draft letter to the editor of the Barrington Times. Joop agreed to send this letter the same day to Josh Bickford.

The Committee then discussed the neighborhood map. Joop showed the neighborhood map created by four realtors in town: Lisa Browning, Gerald Carrick, Beth Davis and CeCe Sartor. This map was created in the form of a transparency to be overlaid on the neighborhood map created by Vision Appraisal. Since none of the members had had an opportunity to review this map, the specifics of the map were not discussed.

Instead, the discussion turned to the process to be followed. The Committee agreed that it would be better to wait with further discussion until Appraisal Resource is ready to present a draft neighborhood map to the Committee. Such a map will be constructed based on sales data and some knowledge of the town. This map could then be compared to the map created by the realtors, as well as the map presented earlier by Joop Nagtegaal.

The Committee agreed that at this stage these two neighborhood maps should be made available to the consultant as soon as the contract with the consultant would be in place.

Joop then gave the realtors' map to Mike Minardi, who would present this and Joop's maps to the consultant.

Gary Morse of 2 Westwood Lane mentioned that he has a spreadsheet that compares the assessments of homes made during the 2005 and 2008 revaluations to each other for about 300 "small" streets. He said that it would be straightforward to include the initial

assessments for the 2010 revaluation once they are available, and compare these with the 2005 and 2008 assessments. The Committee took note of this.

Don Nessing mentioned that he had received a note from former State representative Sue Story suggesting that the Committee take a look at tax policies for elderly, retired military, etc. The Committee agreed that this would have to be considered later. Don noted that there was no agenda item to present this under. The Committee then agreed to add an item "Proposals for future agenda items" to the regular agenda.

Bob Dillon said that he would prepare the agenda for the next meeting, which will be held on Tuesday, March 8 at 9AM, and send this off to Linda James by Friday of this week. Bob Manchester is expected to be back in time for this meeting.

Upon a motion duly made and seconded, it was voted unanimously that the meeting be adjourned at about 10:20AM.

Respectfully submitted,

Joop Nagtegaal, secretary