

MINUTES
of the
BOARD OF ASSESSORS

RECEIVED
TOWN OF WELLFLEET
2018 DEC 22 AM 11:51

Date: December 14, 2016

Time: 9:45 a.m.

Place: Assessor's Office, Town Hall

Members Present: Diane Galvin, Nancy Vail, Gail Stewart

Members Absent: None

Action Taken:

1. After discussion, voted and signed 17 FY17 real estate abatements. 7 granted, 10 denied. See attached list.

Adjourned: 11:45 a.m.

Respectfully submitted,



Nancy Vail
Assessor

Extract: ABATEMENTS
Database: LIVE
Filter: VoteDate = 12/14/2016
Sort: NAME1 ASC

Report #25: Abatements General Report
Fiscal Year 2017

WELLFLEET, MA

File # Key	Parcel ID	Owner / Co-Owner	Location	Received Date	Certif. No / By File No.	BOA Action Date	Vote Date	Result/ Comment	Committed Value	Adjusted Value	Change
F2017-0053	1748 19-92-0	CURRIER-ANSTINE FAMILY LP	1045 CHEQUESSETT NECK RD	10/11/2016	R2017-0028	01/11/2017	12/14/2016	Granted	2,596,900.00	2,327,000.00	269,900.00
		<u>Review History:</u> By Recommendation BOA OverRide-C59-S59		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Data corrections - style, quality of construction			
F2017-0054	1751 19-93-0	CURRIER-ANSTINE FAMILY LP	1015 CHEQUESSETT NECK RD	10/11/2016		01/11/2017	12/14/2016	Denied	1,891,900.00	1,891,900.00	
		<u>Review History:</u> By Recommendation BOA Deny Abatement		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Deemed market value			
F2017-0063	2198 22-34-0	ELDRIDGE ELIZABETH & ELIZABETH JON & LINCOLN & NATHANIEL &	105 MIDDEN RD	11/18/2016		02/18/2017	12/14/2016	Denied	1,194,500.00	1,194,500.00	
		<u>Review History:</u> By Recommendation BOA Deny Abatement		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Deemed market value - see sale at 65 Belding for \$1.5M			
F2017-0064	1599 18-636-0	FREEMAN MERRILL R & ROGERS THOMAS & CHRISTOPHER &	710 LONG POND RD	09/14/2016		12/14/2016	12/14/2016	Denied	810,700.00	810,700.00	
		<u>Review History:</u> By Recommendation BOA Deny Abatement		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Deemed market value - pondfront			
F2017-0058	2171 22-5-0	GALLANT EDITH G TRUSTEE GALLANT RAYMOND TRUSTEE	90 SANDPIPER HILL RD	10/27/2016		01/27/2017	12/14/2016	Denied	1,736,700.00	1,736,700.00	
		<u>Review History:</u> By Recommendation BOA Deny Abatement		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Deemed market value			
F2017-0061	3608 34-8-0	GOLDMAN PHYLLIS R	266 KING PHILLIP RD	10/26/2016	R2017-0031	01/26/2017	12/14/2016	Granted	2,074,500.00	1,792,400.00	282,100.00
		<u>Review History:</u> By Recommendation BOA OverRide-C59-S59		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Data corrections - square footage & quality of construction			
F2017-0052	3579 30-611-0	KADDY RONALD D & DOLORES	410 WILSON AVE	11/07/2016	R2017-0027	02/07/2017	12/14/2016	Granted	726,400.00	650,000.00	76,400.00
		<u>Review History:</u> By Recommendation BOA Grant Abatement		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> 1-time only abatement to \$650,000			
F2017-0050	9132 13-136-0	LEE MICHAEL J & JULIA A	50 RIDGE VIEW DR	11/18/2016	S2017-0009	02/18/2017	12/14/2016	Granted	2,150.00	0.00	2,150.00
		<u>Review History:</u> By Recommendation BOA		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Domicile - exempt			
F2017-0055	1776 19-119-0	LIMBACH DEBRA L TRUSTEE	599 CHEQUESSETT NECK RD	10/11/2016		01/11/2017	12/14/2016	Denied	1,709,600.00	1,709,600.00	
		<u>Review History:</u> By Recommendation BOA Deny Abatement		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Deemed market value			
F2017-0059	2174 22-8-0	LOCKWOOD DAVID & ROSAMOND TRUSTEES	100 SANDPIPER HILL RD	09/22/2016	R2017-0030	11/22/2016	12/14/2016	Granted	1,563,400.00	1,538,700.00	24,700.00
		<u>Review History:</u> By Recommendation BOA OverRide-C59-S59		<u>Date</u>	<u>Due</u>	<u>Rcv'd</u>		<u>Comment</u> Change style from Colonial to Cape			

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WELLFLEET, MA

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F2017-0060	2175	22-8-1	LOCKWOOD DAVID C TRUSTEE	110 SANDPIPER HILL RD	08/22/2016		11/22/2016	12/14/2016	Deemed Denied	1,367,200.00	1,367,200.00	
			LOCKWOOD ROSAMOND D TRUSTEE									
			Review History				Due	Rcv'd	Comment			
			BOA	Deny Abatement					Deemed market value			
F2017-0065	2534	24-142-0	NIELSEN JUDITH R TRUSTEE	220 PILGRIM RD	10/11/2016	R2017-0032	01/11/2017	12/14/2016	Granted	495,000.00	450,000.00	45,000.00
			C/O OCEAN VIEW COTTAGES LLC									
			Review History				Due	Rcv'd	Comment			
			BOA	Grant Abatement					\$450,000 for 1 year only			
F2017-0066	2535	24-143-0	NIELSEN JUDITH R TRUSTEE	230 PILGRIM RD	10/11/2016		01/11/2017	12/14/2016	Denied	857,100.00	857,100.00	
			C/O OCEAN VIEW COTTAGES LLC									
			Review History				Due	Rcv'd	Comment			
			BOA	Deny Abatement					Deemed market value			
F2017-0057	1807	19-137-0	ROBERTSON SUSAN M	89 CHEQUESSETT BLUFF RD	10/26/2016	R2017-0029	01/26/2017	12/14/2016	Granted	1,482,300.00	1,472,900.00	9,400.00
			MCKEEN REGINALD F JR									
			Review History				Due	Rcv'd	Comment			
			BOA	Deny Abatement					Change style from Ranch to Cottage			
F2017-0051	2588	25-18-0	SIMON TOBY TRUSTEE	449 NELLIE RD	11/01/2016		02/01/2017	12/14/2016	Denied	969,100.00	969,100.00	
			BERNSTEIN DAVID TRUSTEE									
			Review History				Due	Rcv'd	Comment			
			BOA	Deny Abatement								
F2017-0056	1763	19-105-0	SPEAR SUSAN TRUSTEE	835 CHEQUESSETT NECK RD	09/29/2016		12/29/2016	12/14/2016	Denied	1,922,600.00	1,922,600.00	
			JANIS RONALD H TRUSTEE									
			Review History				Due	Rcv'd	Comment			
			BOA	Deny Abatement					Deemed market value			
F2017-0062	3610	34-10-0	WATNICK MYRA	260 KING PHILLIP RD	11/03/2016		02/03/2017	12/14/2016	Denied	1,205,100.00	1,205,100.00	
			Review History				Due	Rcv'd	Comment			
			BOA	Deny Abatement					Deemed market value			

Grant Totals

	# of Abatements	Value Adjusted
Totals for Granted:	7	709,650.00
Totals for Denied:	9	
Totals for Deemed Denied:	1	

Total Number:

17