

**BOARD OF ASSESSORS**  
**MINUTES, REGULAR SESSION**  
**Wednesday, July 29, 2020 12:00 PM**  
[Remote Via Microsoft Teams: LebanonNH.gov/Live](https://lebanonnh.gov/teams)

**MEMBERS PRESENT:** Jay Hutchins (Chair), Barry Seaver, Falguni Mehta, Frank Mastro, Brian Ware

**MEMBERS ABSENT:** None

**STAFF PRESENT:** Rick Vincent (Chief Assessor); Shaun Mullholland, City Manager; Tina Stearns,  
Deputy Finance Director

**GUESTS:** None

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1     **I. Call to Order** – Jay Hutchins (Chair) called the meeting to order at 12:01 PM.

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3     **II. Acceptance of Minutes**

4         **Motion** by Falguni Mehta to approve the March 11, 2020 minutes. Seconded by Barry Seaver. \***Motion**  
5         approved (5-0).

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7     **III. New Business**

8             **a. Abatement Applications**

9                 i. 1076 Olde Farms Rd LLC, Map/Lot 125/15

10                **Motion** by Frank Mastro to approve abatement application, reducing value from \$96,900 to \$50,000.  
11                Seconded by Brian Ware. \***Motion** approved (5-0).

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13                 ii. Palumbo, Paul & Janis, Map/Lot 82/1

14                **Motion** by Brian Ware to approve abatement application, reducing the 2019 assessed value from  
15                \$893,350 to \$765,150. Seconded by Barry Seaver. \***Motion** approved (5-0).

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17                 iii. Lou Dirske LLC, Map/Lot 92/135

18                **Motion** by Barry Seaver to approve abatement application, reducing the 2019 assessed value from  
19                \$201,700 to \$140,000. Seconded by Brian Ware. \***Motion** approved (5-0).

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21                 iv. The Twin LLC, Map/Lot 78/31

22                **Motion** by Barry Seaver to approve abatement application, reducing the 2019 assessed value from  
23                \$126,000 to \$75,700. Seconded by Brian Ware. \***Motion** approved (5-0).

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25                 v. Cerundolo, Aida & Elder, Nathan, Map/Lot 82/21

26                **Motion** by Falguni Mehta to approve abatement application, reducing the 2019 assessed value from  
27                \$645,740 to \$511,450. Seconded by Frank Mastro. \***Motion** approved (5-0).

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29                 vi. Rexbo Realty, Map/Lot 115/18

30                **Motion** by Frank Mastro to deny the abatement application. Seconded by Falguni Mehta. \***Motion**  
31                approved (5-0).

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33                 vii. Betco Block & Products Inc, Map/Lot 101/36

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viii. 20 West Park LLC, Map/Lot 91/232

**Motion** by Frank Mastro to deny the abatement application. Seconded by Brian Ware. \***Motion** approved (5-0).

ix. Godfrey Road Holdings LLC, Map/Lot 91/233

**Motion** by Brian Ware to deny the abatement application. Seconded by Frank Mastro. \***Motion** approved (5-0).

x. AT&T Communications, Map/Lot 111/11

**Motion** by Frank Mastro to deny the abatement application. Seconded by Barry Seaver. \***Motion** approved (5-0).

xi. Northern New England Telephone, Map/Lot 92/122

**Motion** by Barry Seaver to approve the abatement application, reducing the assessed value of the poles and conduits from \$2,065,100 to \$1,860,655. Seconded by Brian Ware. \***Motion** approved (5-0).

xii. Patch Forest LLC, Map/Lot 194/25

**Motion** by Barry Seaver to approve the 2018 Tax Year abatement application, reducing the assessed value from \$73,100 to \$8,100. Seconded by Falguni Mehta. \***Motion** approved (5-0).

**b. Veterans Credits**

i. See attached list

**Motion** by Barry Seaver to approve all Veterans credit application shown on the attached list. Seconded by Frank Mastro. \***Motion** approved (5-0).

**c. Elderly Exemptions**

i. See attached list

**Motion** by Brian Ware to approve all Elderly Exemption applicants on the attached list, with the exception of the five applicants shown to be over the Income limits and the Income/Asset limits. Seconded by Falguni Mehta. \***Motion** approved (5-0).

Jay Hutchins had to leave the meeting due to a calendar conflict. Time of his departure was 1:25 pm.

**d. Institutional Exemptions**

i. See attached list

**Motion** by Barry Seaver to approve all Institutional Exemption applicants on the attached list, with the exception of Upper Valley Habitat for Humanity and Grafton County Regional Development Corporation. Assessor Vincent explained that those two applicants do not use and occupy the properties, as required by RSA 72:23 V. The properties associated with the applications are tenant-occupied, or is a

1 vacant parcel in one in case. Those applications are denied, per the motion. Seconded by Brian Ware.  
2 \***Motion** approved (4-0).

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4 **e. Residence in a Commercial or Industrial Zone.**

5 i. See attached list

6 **Motion** by Barry Seaver to approve all applications shown on the attached list. Seconded by Falguni  
7 Mehta. \***Motion** approved (4-0).

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9 **f. Application for Prorated Assessments for Damaged Buildings**

10 i. Altaria Hotel LLC, Map/Lot 24/14/100

11 **Motion** by Barry Seaver to approve the application for a prorated assessment. Seconded by Falguni  
12 Mehta. \***Motion** approved (4-0).

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14 ii. Glynn, John & Julie, Map/Lot 119/46

15 **Motion** by Barry Seaver to approve the application for a prorated assessment. Seconded by Falguni  
16 Mehta. \***Motion** approved (4-0).

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18 **g. Acceptance of Governor’s Emergency Order #56 Late Payment Applications**

19 i. See attached list

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21 This item was moved to the first item on the agenda at the time of the meeting, in order to accommodate  
22 City Manager Shaun Mulholland and Deputy Finance Director Tina Stearns, who joined the meeting  
23 specifically to address this item.

24 City Manager Shaun Mulholland and Deputy Finance Director Tina Stearns explained the Governor’s  
25 Emergency Order and the process by which a property owner may apply for a payment plan. The plan is  
26 to allow property owners to make payment plans, with 1% interest applied instead of the statutorily  
27 required 8% interest. The applicants can choose to immediately begin the monthly payments, or begin  
28 monthly payments after a 90-day grace period from the due date of July 2, 2020.

29 **Motion** by Barry Seaver to deny the HOCO F LLC application as is, but approve a payment plan of equal  
30 payments, with the payments starting after the 90-day grace period from the due date of July 2, 2020.  
31 Seconded by Frank Mastro. \***Motion** approved (5-0).

32 **Motion** by Falguni Mehta to approve the other five applications, which are two applications by Woodrow  
33 Fitness, LLC, and individual applications by Dennis and Linda Draper, Sheila Dickerson, and Janet  
34 MacElman. Seconded by Barry Seaver. \***Motion** approved (5-0).

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**IV. Signature Items**

Chief Assessor Vincent requested permission to use signature stamps to sign the Signature items for the Board members. Permission was granted by each Board member.

**V. Adjournment**

**Motion** by Brian Ware to adjourn. Seconded by Barry Seaver. \***Motion** approved (4-0).

**Meeting was adjourned at 1:38 p.m.**

11 Respectfully submitted  
12 Richard Vincent  
13 Chief Assessor