

**Town of Ferrisburgh
Listers Minutes**

Date/Time: Tuesday, May 3, 2016 at 4:00 p.m.

Present: Carl Cole, Ferrisburgh Lister
Joseph Blasius, Ferrisburgh Lister
Charlene Stavenow, Ferrisburgh Listers
Justus J. DeVries, Appraiser for Town of Ferrisburgh

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- Listers meeting called to order by Carl at 4:01 p.m. at the town clerk's office.
 - Reviewed listers minutes from April 19, 2016 listers meeting. Joe made a motion, seconded by Carl, to accept the minutes as written. All were in favor and so approved.
 - Reviewed 5th batch of building permits. All were approved. Joe recused himself on the Houston parcel; and Carl recused himself on the Evans parcel; Carl recused himself on the Sheeran parcel. On the Jessy James Amblo property (ID #18/20/13), the value was increased from \$345,800 to \$349,800. The listers agreed that there would be no further changes to the assessment unless a building permit was obtained, major renovations made, or a reappraisal. It was agreed that the Basin Harbor Club assessment would be continued at \$8,000,000 for at least one more year. Justus will send a letter outlining the terms being one year, and that the listers will schedule annual meetings to review the market and financials of the BHC (or any substantial capital improvements).
 - All of the new solar projects have been assessed. The Vanderway windmill assessment is in process. Justus is getting additional data from PVR on the income approach and the 100 kw windmill will be taxed both with the education and municipal tax rate. The Town of Bridport has a similar sized wind turbine assessed at \$175,800.
 - Justus discussed the new Current Use changes and will get more details at Thursday's meeting in Montpelier. Pam is going to the meeting on Monday, May 9th.
 - The listers agreed that in the future due to lack of current information on certain Ferrisburgh properties, they would take the assessment position of "no access, then no interior depreciation and updated baths, kitchens, etc." In summary this policy would apply to property owners who did not respond to notice cards, letters or other correspondence to review the property interiors and/or did not allow the listers or assessor to enter the property for inspections, there would be limited depreciation allowed for wear, tear and age. It would be presumed that the interior was fully modernized and updated, in good to very good condition, resulting in limited depreciation being applied to the buildings.

- On the Stearns cannon issue, Justus will send a letter to Peter Mazeine, indicating that based on last years' circumstances and appeal, and the fact that the cannon was not fired, etc., and that the listers would not take any action this spring on the issue.

- 2016 Grievance letters received to date and Grievance schedule:

Tuesday, May 10th and Wednesday, May 11th: Prepared and mailed notices; post Grievance notices (public places and newspapers)

Wednesday, May 18th (1:00 p.m. – 3:30 p.m.): Pre-Grievance Appointments/Informational Meetings

Tuesday, May 23rd (1:00 p.m.): Listers Meeting-Mail Letters with Pre-Grievance Decisions

Thursday, May 26th (1:00 p.m. to 5:00 p.m.): Grievance Day Hearing Appointments

Wednesday, June 1st: Submit/Post Grievance Minutes/Continuation of Grievance

Thursday, June 2nd: Mail Result of Grievance Decisions

Wednesday, June 8th: Mail Additional Results of Grievance Hearing Decisions

Thursday, June 9th: Submit/Post Additional Grievance Minutes

- ***Justus has been inspecting and meeting with some of the Grievance property owners and will continue to do so up until the Grievance Hearings on May 26th.***
- Joe made a request that the 2013 Land Schedule be put on the website. Justus will follow-up with Pam to get it on the website.
- Justus's contract is up for renewal at the end of June 2016 and he will follow-up with a draft contract for a 3-year term.
- Joe made a motion to adjourn the meeting, seconded by Charlene. All were in favor and meeting adjourned.

Meeting Adjourned: 5:50 p.m.
Respectfully Submitted: Justus J. DeVries
Dated: May 16, 2016