

**Executive Session Minutes**  
**Town of Montague Assessors' Department**  
1 Avenue A (2<sup>nd</sup> Floor), Turners Falls, MA  
July 7, 2014

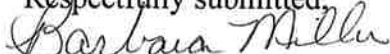
Members Present: Paul Emery, Betty Waidlich  
Staff Present: Barbara Miller, Director of Assessing  
Meeting convened 3:55 p.m.

Absent: Teresa Miner

- FirstLight Hydro Generating Co. FY2014 abatement discussion
  - Ms. Miller provided copies of the letter sent to Paul Bellon of Duff & Phelps in response to his Comments on the Appraisal Report of Cabot and Turners Falls #1 Hydroelectric Station. In which, she stated “the well made points...generated considerable thought and discussion...final conclusion is that the assessed valuation is defensible” Offered settling “the three pending abatements at a valuation reduction for FirstLight which is in direct correlation to tax dollars vs. the cost to defend at the ATB.” That number is “\$115,000,000 total valuation for all properties in Montague.”
  - Ms. Miller provided copies of the letter from Mr. Bellon responding to offered settlement. The letter states in part that they “believe that a three year valuation agreement should reflect a total market value of these assets that is at or near recent years’ settlements.”
  - Ms. Miller stated that she received a phone call from Mr. Bellon within an hour of receiving the letter. During which he reiterated his thoughts that he would like the negotiations to include both the Towns of Gill and Montague and that the agreement should include the full valuation of all FirstLight properties in both communities. Ms. Miller will discuss this possibility with Attorney Hutchinson before contacting Gill. Mr. Bellon casually mentioned \$86 to \$88 million total valuation. Ms. Miller feels that total combined valuation is much to low and that the ATB would likely come in at least that high and likely higher.
  - Ms. Miller discussed who should be present for the conference call. The board agreed that Ms. Miller and Attorney Hutchison should represent the board in the conversation. No agreement will be final until the board discusses and votes their approval.
- Strahan Motor Vehicle Excise abatement
  - Ms. Miller presented the board with the Motor Vehicle Excise Abatement received from Richard Strahan. The abatement request is for “All historical bills as paid for at once in 2013”, which based on information received from the Tax Collector’s office includes bills for three vehicles in each of the years 1986, 1987 and 1988. Mr. Strahan did not provide any documentation to substantiate the claims made in the “Petition for Abatement of Excise Taxes to Town of Montague”. Page 2 of the abatement application he submitted clearly states the required documentation required in any allowable abatement situation. Ms. Miller recommended denial of the application.
  - Motion to deny made by Ms. Waidlich, Second by Mr. Emery, Vote unanimous.
  - Ms. Miller further noted that Mr. Strahan has called the office several times, over several years and the conversations last half an hour to an hour and she is concerned that he is an unstable individual. Fortunately he does not reside in Montague.
- Partial Release of Lien Parcel Map 25 Lot 9 – East Mineral Road owned by the Waidlich Revocable Trust, Jon H. Waidlich Trustee. No Action Taken

Meeting Adjourned 4:10 p.m.

Respectfully submitted,

  
Barbara Miller

Director of Assessing

Minutes approved 