

MINUTES OF THE MEETING

BOARD OF ASSESSORS

DATE: April 17, 2019
TIME: 1:15 pm
PRESENT: Dayton DeLorme, Karen Avalle and Anthony Caropreso- Board of Assessors
Also in attendance for meeting, Jerry Natale from RRC

Minutes: March 21, 2019.

Meetings: Mr. David Crane regarding 705 Pleasant Street.

Motor Vehicle Abatements: approved.

Office Bills: approved

General Business:

Mr. David Crane came in to meet with the Board and Jerry Natale from RRC to discuss the FY2019 valuation and a further decrease in the valuation of the property he purchased located at 705 Pleasant Street, the former Country Curtains warehouse. Mr. Crane purchased the property on June 14, 2018, when he realized that he needed more space for his growing business Excelsior Integrated. The Board asked Mr. Crane to explain to them what his company would be doing in the property. Mr. Crane explained that Excelsior Integrated handles everything from ecommerce, crowd funding and mass media to inventory management and shipping optimization. He further went on to state that the sale was well below the original asking price and the furniture and fixtures were included in the asking price.

Mr. Crane state that he currently employs 45 people on average and during the holidays he may employ up to 65 people. He stated that he is only using 8,000 square feet of the estimated 20,000 square feet of office space in the warehouse. Dayton DeLorme stated to Mr. Crane that they could not and would not value the office space at \$3.00 per square foot as was done in an appraisal on the property by Crowley & Associates. This appraisal was conducted for MountainOne Bank and a copy was given to the Board by Mr. Crane.

After further discussion between the Board and Mr. Crane regarding the appraisal, the future use of the property and its current valuation the Board suggested that Jerry Natale go out and do an internal inspection of the property. As Mr. Crane and Mr. Natale were both available the meeting ended with them leaving to go to 705 Pleasant Street to conduct an internal inspection. Mr. Crane thanked the Board for their time.

The Board informed Mr. Crane that after the inspection was done a review of the valuation will be done and if it were to change again he will be notified in writing.

The Board reviewed and executed Motor Vehicle Commitment Two.

The Board reviewed, discussed and approved two (2) personal property abatement totaling \$746.53.

The Board reviewed and executed the GIS Internet Agreement between the Town of Lee/Board of Assessors and CAI Technologies.

Adjourn: With no further discussion the Board agreed to adjourn the meeting at 2:20 pm.

The next meeting is scheduled for Thursday, May 23, 2019 at 10:00 am.

Respectfully submitted,
Sarah T. Navin
Assessors Clerk

Approved by the Board of Assessors


Dayton DeLorme, Chairman


Karen Avalle


Anthony Caropreso

cc: Christopher Ketchen, Town Administrator
Brandi Page, Town Clerk