

Portsmouth Tax Assessment Review Board

Minutes

January 15, 2019

Members Present: Bradley Finnegan and Norbert Rattay.

Members Absent: Hugh Atkins, Chair and Ali Khorsand, Vice-Chair.

Also Present: Tax Assessor/Collector Matthew Helfand and Barbara Ripa, Recording Secretary.

Bradley Finnegan opened the meeting at 7:00 p.m.

New Business

City of Newport, Plat 56, Lot 4, 0 West Main Road, Plat 56, Lot 5, 2154 West Main Road, Plat 56, Lot 17, 0 Union Street, Plat 60, Lot 3A, 0 Jepson Lane, Plat 60, Lot 27, 0 Union Street, Plat 63, Lot 13A, 75 Goularte Lane

Allan Booth, Wimborne And Summertree, LLC, Newport was present representing the City of Newport. Mr. Booth explained how they believe that the Water Department property is very similar to having a conservation easement on the land – they cannot develop it at all and he feels it should be treated for tax purposes as a conservation easement. The equipment and structures are necessary and mandatory. The federal government said they had to build a new structure to meet requirements and the state said they had to keep delivering water since this is a utility, so the cost does not necessarily indicate what the fair market value is in this case. The City would have to get approval from the PUC in order to get any rate increases and the City can't make a profit.

Mr. Finnegan asked if they had raised the water rates. Mr. Booth said they had submitted increases to the PUC to get increases, but, Mr. Booth said, you don't get much of an increase from the PUC.

The Board asked why the Newport City Manager hadn't gotten in touch with the Portsmouth Town Administrator to attempt a new deal of some type similar to one the City/Town had in place years ago. Mr. Booth doesn't know why but assumes there are more pressing items.

There were no further questions or statements and Mr. Booth left the meeting.

Deliberations and Decisions

City of Newport, Plat 56, Lot 4, 0 West Main Road, Plat 56, Lot 5, 2154 West Main Road, Plat 56, Lot 17, 0 Union Street, Plat 60, Lot 3A, 0 Jepson Lane, Plat 60, Lot 27, 0 Union Street, Plat 63, Lot 13A, 75 Goularte Lane

A motion was made by Mr. Finnegan and seconded by Mr. Rattay to deny the appeals of City of Newport, Plat 56, Lot 4, 0 West Main Road, Plat 56, Lot 5, 2154 West Main Road, Plat 56, Lot 17, 0 Union Street, Plat 60, Lot 3A, 0 Jepson Lane, Plat 60, Lot 27, 0 Union Street, and Plat 63, Lot 13A, 75 Goularte Lane based on no additional supporting documentation to last year's information to support adjustments. The motion carried 2 – 0.

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A motion was made by Mr. Finnegan and seconded by Mr. Rattay to formally accept the minutes of the previous meeting heard on April 5, 2018. The motion carried 2 – 0.

Meeting Adjourned

After discussion about availability for the next meeting, a motion was made by Mr. Finnegan and seconded by Mr. Rattay to adjourn. The motion carried 2 – 0.

The meeting adjourned at 7:35 p.m.

Respectfully submitted,

Barbara A. Ripa, Recording Secretary



April 4, 2019

Approved

Date