

**Groton Board of Assessors
Town Hall
173 Main St.
Groton, MA 01450**

**Date: September 1, 2010
Time: 7:00 P.M.
Place: Groton Town Hall**

**Present: Jenifer Evans, Chair
Garrett Boles, Member
Rena Swezey, Clerk**

Minutes

Signatures: Invoice for Ink cartages.....\$340.00

Discussion of Valuations for FY 2011 revaluation process.

The board reviewed the present land curve. Ms. Evans plotted the land curve and the board decided we should try more data points to even out the curve. Ms. Evans will extract new points based on the review of the 2009 sales to evaluate the curve. Ms. Evans has analyzed a new dollar per square foot price for the land curve based on the land sales from our sales data base. The board will vote on all new changes at a later meeting.

Mr. Boles wanted a printout of building calculation in the system to review the building curve with the current square foot of 2200 sq. ft. and the factors associated with that curve. We went into the Vision system and extracted the table to email to Mr. Boles.

Review of streets: The board had voted at an earlier meeting to use the Street Index to grade the streets. Ms. Evans and Ms. Swezey each worked on fitting the street into and index based on the 2009 sales. The COD's and A/S Ratio's are tightening up, but some of the streets will need to change to a different site index or the factors associated with the SI adjusted.

The date set for the next meeting is September 15, 2010.

The meeting adjourned at 9:40 P.M.