



Board of Assessors  
Town Hall  
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Billerica, Massachusetts 01821

JOHNB. SPEIDEL, *Chairman*  
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MINUTES  
BOARD OF ASSESSORS MEETING  
April 28, 2023  
1:30 PM

Meeting was called to order at 1:32 PM. Present Physically were Chief Assessor and Chairman John Speidel Associate Rick Ladd. Associate Richard Scanlon attended the meeting telephonically.

- I. OLD BUSINESS- Acceptance of Minutes from the last meeting – Mr. Speidel presented the Minutes from the Board meeting of April 14, 2023. Associate Rick Ladd made a motion to accept the minutes as presented by staff, seconded by Associate Rick Ladd. After consideration, the Minutes were approved unanimously 3-0 by the Board.
- II. PUBLIC COMMENT  
Public Comment - No person appeared for Public Comment at this meeting.

FIRST ORDER OF NEW BUSINESS – There were no ATB cases presented for settlement consideration.

SECOND ORDER OF NEW BUSINESS -The Board voted to deny the following 2023 Residential Real Estate Abatements:

Location	2023 Values	Vote
21 Stag Dr.	\$635,900	3-0
16 Hawk Ridge Rd.	\$754,700	3-0
60 Woodland Rd.	\$469,600	3-0
16 Call St.	\$604,700	3-0

On all the above Residential Abatements Associate Rick Ladd made a motion to deny and Associate Richard Scanlon seconded the motion, the vote was unanimous. The above were denied due to lack of data to support their claims.

The Board voted to grant the following Fiscal Year 2023 Residential Real Estate abatements:

Location	FY23AV	FY23Abated Value	Reason	Vote
27 Richardson St.	\$591,800	\$5,800	Incorrect data	3-0
6-8 Lasalette Rd.	\$575,800	\$60,400	Incorrect data	3-0
9 Woodlawn Ave.	\$1,007,100	\$48,500	Incorrect data	3-0
3 Araklian Dr.	\$551,100	\$12,600	Incorrect data	3-0
28 Harnden Rd.	\$525,300	\$27,900	Incorrect data	3-0
19 Greenwood Rd.	\$381,600	\$20,800	Incorrect data	3-0
14 Patrick Ave.	\$610,900	\$11,300	Incorrect data	3-0
22 Salem Rd.	\$963,200	\$687,600	Incorrect data	3-0
61 Oak St.	\$496,800	\$25,600	Incorrect data	3-0
22 New Foster Ave.	\$402,800	\$21,400	Incorrect data	3-0
*31 Baniulis Rd.	\$780,900	\$5,300	Incorrect data	2-0

Associate Rick Ladd made a motion to abate the above Fiscal Year 2023 Residential Real Estate abatements. Associate Richard Scanlon seconded the motion, and the vote was unanimous.

\*It should be noted that Chief Assessor John Speidel Recused himself on this abatement.

The Board voted to grant the following Fiscal Year 2023 Personal Property abatements.

Company	FY23 AV	Abated Value	Reason	Vote
Sprint Spectrum LP	\$338,000	\$338,000	Incorrect data	3-0

Associate Rick Ladd made a motion to abate the above Fiscal Year 2023 Person Property abatements. Associate Richard Scanlon seconded, and the vote was unanimous.

The Board Voted to deny the following Fiscal Year 2023 Personal Property abatements.

Company	Value	Vote
Curriculum Associate LLC	\$8,882,700	3-0
Mass Electric Company	\$53,917,800	3-0
Equinix LLC	\$18,171,162	3-0
Comcast Cable	\$2,859,000	3-0
Comcast Cable	\$9,307,300	3-0
Cellco Partnership	\$5,679,200	3-0
Crown Castle Fibber	\$2,583,600	3-0
New Cingular Wireless	\$4,384,100	3-0
Sunrun Inc.	\$0	3-0

On all the above Personal Property abatements Associate Rick Ladd made a motion to deny and Associate Richard Scanlon seconded the motion, and the vote was unanimous. The abatements were denied due to a lack of supporting documentation.

FOURTH ORDER OF BUSINESS-Associate Rich Scanlon made a motion to adjourn the meeting at 3:25 PM, seconded by Associate Rick Ladd and the vote was unanimous.

