

TOWN OF WELLESLEY

MAURA O'CONNOR
Treasurer & Collector



Tel (781) 431-1019 Ext. 2266
Fax (781) 237-5037

OFFICE OF THE TREASURER/COLLECTOR
525 Washington Street
Wellesley, MA 02482

FREQUENTLY ASKED QUESTIONS:

I received an excise tax bill but I no longer own the car. What do I do?

You can file for an abatement with the Assessor's office – 781-431-1049 ext. 2275 or email: assessor@wellesleyma.gov - if the bill was paid in full.

Why can't I pay my excise tax bill on the town's website?

Most likely the bill is overdue and has been sent to our deputy collector – Kelley & Ryan (www.kelleyryan.com)

Can I pay my bill or parking ticket over the phone with a credit card?

No. We do not accept credit card payments here in the Treasurer's office however, you can pay with a credit card on the Town's website (www.wellesleyma.gov)

Can I pay my bill in cash?

Yes, but we prefer a check, if possible. We do **not** accept credit cards in the Treasurer's office.

How do I appeal a parking ticket?

There are instructions on the back of the ticket which will instruct you exactly how to appeal the fine. Appeals **MUST** be submitted in writing to be reviewed.

What is a Preliminary Tax?

Preliminary tax bills are estimated bills. The estimate is based on the actual net tax bill of the previous fiscal year. The preliminary tax is due in two installments, August (1st quarter) and November (2nd quarter)

What is an Actual Tax?

The actual tax is calculated by multiplying the new assessed value by the new tax rate, minus all payments received on the Preliminary tax and minus any exemptions. The actual tax is due in two installments, February (3rd quarter) and May (4th quarter).

Why is my 07/01/2022 (FY23) bill higher than my 05/01/2022 bill (FY22)?

The 1st quarter 2023 tax bill is the first to reflect the added impact from the town overwhelmingly approving the largest debt exclusion ever to finance the demolition and construction of two new Elementary Schools at the Hunnewell and Hardy sites. In May, we borrowed the first portion of funds needed to construct the schools.

I am the new owner of the property, why is the prior owner(s) name on my tax bill?

M.G.L. Chapter 59 Section 11 states the name of the owner of record as of January 1 will appear on the tax bill for the next fiscal year (4 bills per fiscal year). Although your name is in the care of line, you are the owner and are responsible for the property.

How do I change the mailing address or my name on my Real Estate/Personal Property Bill?

All name and change of addresses must be submitted to the [Assessors Office](#) 781- 431-1019 ext. 2275 or email: assessor@wellesleyma.gov

I received a Personal Property tax bill but no longer own the business or closed the business, who should I contact?

Contact the [Assessors Office](#) at (781) 431-1019 ext. 2275. or email: assessor@wellesleyma.gov

Can I make partial payments on Real Estate/Personal Property?

Yes, partial payments are accepted for real estate or personal property. They are **NOT** accepted for excise tax bills.

What is an elderly, disability, blind, widow or veterans exemption?

The above exemptions are a reduction in a real estate tax due based on certain criteria and income requirements set forth by the Commonwealth of Massachusetts. Contact [Assessors Office](#) at (781) 431-1019 ext. 2275 or email: assessor@wellesleyma.gov for exemption information.

My Real Estate taxes are paid by my mortgage company, why am I getting the tax bill?

By M.G.L. Chapter 60: Section 3 all tax bills are mailed to the owner of the property, not the mortgage company to whom your taxes are escrowed with.

What should I do in the event I do not receive my bill?

You should contact the **Treasurer/Collector's Office** at 781-431-1019 ext. 2266 or email treasurer@wellesleyma.gov to request a bill. It is the responsibility of the property owner to check on his/her tax bill when one is not received.