

January 26, 2015 cont'd

Executive Session

Sheila Scaduto read through all the existing applications and presented a few to the Board.

1. In the case of a small business (Map PP-South) that had been running out of 39 Point of Pines, the owner supplied proof that she had closed the business on 12/31/13. However, it was not until 4/16/14 that she notified the Department of Revenue of such action. Suzanne made a motion to abate the remaining tax. Mike Motta seconded the motion and by 3-0 vote in favor the abatement was granted for \$14.81.
2. In the case of a property identified as Map 248 Lot 103, 133 Bullock Rd., the property has an accessory apartment for family members only, which is permitted under Freetown Zoning By-laws. The maximum amount allowed is \$500 and the Board found that the property owner met all requirements. Suzanne Parker moved to grant the abatement in the maximum amount, Mike Motta seconded the motion and by 3-0 vote in favor, the motion passed.
3. Another property identified as Map 230 Lot 32, 5 High Plain St., also has an accessory apartment for family members only, which is permitted under Freetown Zoning By-laws. The Board found that the property owner met all requirements. Suzanne Parker moved to grant the abatement in the maximum amount, Mike Motta seconded the motion and by 3-0 vote in favor, the motion passed.
4. Like the case before a property identified as Map 245 Lot 32, 4 Clermont Way, the property has an accessory apartment for family members only, which is permitted under Freetown Zoning By-laws. The maximum amount allowed is \$500 and the Board found that the property owner met all requirements. Suzanne Parker moved to grant the abatement in the maximum amount, Mike Motta seconded the motion and by 3-0 vote in favor, the motion passed.
5. The last of the Accessory Apartments is a property identified as Map 207 Lot 115. Likewise, the property has an Accessory Apartment that meets all the requirements for abatement. Suzanne Parker moved to grant the abatement in the maximum amount, Mike Motta seconded the motion and by 3-0 vote in favor, the motion passed.
6. Property on 0 Braley Rd. identified as Map 246 Lot 32, was priced at 100 % commercial land. However, 41 ac. should have received a Chapter 61 (Forestry) discount. Karen had PK valuations re-price the acreage and that results in an abatement of \$7,187.91
7. The final application that was reviewed involved Map 215 Lot 49, 60 S. Main St. The location is the site of a solar array that supplies electricity to the three properties in closed proximity and are owned by the same person. The Board found that the value of the solar panels is exempt under the provisions of MGL 59/5/45 and that abatement of said value should be abated. Mike Motta made the motion to grant the abatement which was seconded by Suzanne Parker voted unanimously to abatement by 3-0 vote.

Noting the time, and the fact that the remaining applications would take more time to review and decide, the Board voted to close the Executive Session and conclude business in Open Session.

Respectfully submitted,

A handwritten signature in blue ink, reading "Karen M. Mello". The signature is written in a cursive style with a large, stylized "K" and "M".

Karen M. Mello, Asst. Assr.