

Freetown Board of Assessors
Minutes of Monday, January 22, 2024
Virtual Meeting – Zoom.us

Present: Mike Motta and Paul Sadeck were present via Zoom; Jeff Field was present at the Town Hall.

Absent: None.

Call to order: Meeting called to order at 5:20 p.m. All votes taken during this meeting were by roll call.

Approval of Minutes

This item was passed over.

New Business

Discussion was held on the solar PILOT agreements for 107 Chace Road, 164 Quanapoag Road, and 1 Nick Drive. Mr. Motta asked to see that the applicants have filed to withdraw their Appellate Tax Board cases contingent upon the PILOT agreements being signed. The Assessors as a group also wanted to hear more from Atty. Jeff Blake before signing the documents. These items will be taken up again at the next meeting.

Next taken up was the price and lifespan for abutters lists. Previously, it was voted to continue charging \$10.00 per list and to have the lists valid for six months. The Assistant Assessor stated that improvements in how often ownership data is updated has made six months unnecessarily long, and that a recent request from Eversource resulted in a list with hundreds of names requiring several hours over several days to complete; he felt the \$10.00 charge was inadequate for such a project.

After further discussion, including concern that the price of the lists not outweigh the time and effort put into them, a motion was made by Mr. Sadeck, seconded by Mr. Motta, to have the charge for abutters lists be \$10.00 for every 50 names. The motion carried unanimously. A motion was then made by Mr. Field, seconded by Mr. Motta, to have the lists be valid for 30 days. The motion carried unanimously.

A request was received from Nexstar Media, via agent, for an extension on the time to file their Form of List. The Assistant Assessor stated that Nexstar's agent often requests this extension on the basis that Nexstar does not provide its agent its information far enough in advance to meet the March 1st deadline. In past years, extensions to May have worked out fine. A motion was made by Mr. Motta, seconded by Mr. Field, to allow Nexstar Media until May 1st to file their Form of List. The motion carried unanimously.

Any Other Business Properly Before the Board

No items were taken up under this heading.

Executive Session

A motion was made by Mr. Field, seconded by Mr. Motta, to enter into executive session to comply with the provisions of any general or special law; specifically, to discuss strategy with respect to litigation if an open meeting may have a detrimental effect on the government's litigating position, namely, DH-MA Solar 1, LLC vs. Board of Assessors of the Town of Freetown, Bullock Solar 1, LLC vs. Board of Assessors of the Town of Freetown, SunRaise Investments, LLC vs. Board of Assessors of the Town of Freetown, Borrego Solar Systems, Inc. vs. Board of Assessors of the Town of Freetown, and Renewable Energy Alternatives, LLC vs. Board of Assessors of the Town of Freetown; and also, to comply with the provisions of any general or special law; specifically, to discuss Real Estate and Personal Property exemption and/or abatement applications which are not open to public inspection (per M.G.L. Chapter 59, Section 60) and to discuss Returns of Property Held for Charitable Purposes which are not open to public inspection (per M.G.L. Chapter 59, Section 32); and to return to open session afterward. When polled, the members voted as follows: Field – Aye, Motta – Aye, Sadeck – Aye.

Results of Executive Session

Results of decisions made were announced as follows:

#001 PP-ASSONDC

Granted.

Meeting Adjourned

A motion was made by Mr. Field, seconded by Mr. Motta, to adjourn. The motion carried unanimously, and the meeting was adjourned at 6:31 p.m.

This is a True Record by me.

Attest: _____
Assistant Assessor