



TOWN OF CARVER ASSESSOR'S OFFICE

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Cranberry Land USA

August 3, 2020 Minutes of the Board of Assessors Meeting

Present: Chair Mike Paduch, Members Ellen Blanchard and Peter Sullivan, Assistant Finance Director Craig Schoaf, Meeting called to order: 5:11PM by Chairman Mike Paduch

Review of Minutes:

Reviewed minutes of July 14, 2020

Motion to approve minutes as amended. Motion by Peter Sullivan, 2nd by Ellen Blanchard. (3-0)

Citizen Participation:

No residents attended

NEW BUSINESS:

Board reviewed and signed July monthly reports for Treasurer and Finance Director

Board signed Omitted and Revised preliminary billing

Permitting software update – Jim Walsh, Planning Director, narrowed down the new software options to ClearGov and Full Circle. Craig attended the informational meetings and will let the Board know if anything else comes up.

Calendar of Events – Will mail out FY21 Exemptions the first week of August. Chapter application post cards are ready to mail next week. Craig will be out the rest of the week and part of next week due to MAAO Classes and workshops. The Assessor's Office will mail out the FY22 Senior Tax Relief in late August/beginning of September to give residents 3 months to complete this form.

Discussion of solar and 61A land – brief conversation about how solar and 61A land cannot coexist at the same location on a parcel. If a solar project exceeds the 125% allowance per MGL Ch. 61A Sec. 2A then it must come out of chapter.

Section 2D(e) Discussion – Per conversations with the DOR's Bureau of Municipal Finance Law, and advice from the assessing consultants, the Town of Carver has the ability to grant supplemental abatements per statute. The Town has not opted out of Ch. 59 Sec. 2D when the State automatically enrolled all municipalities in 2003.

No Old Business

Status Updates:

The Assessor's Office received a letter from the DOR in regards to the 8 of 58 application for Key #1827 and 5901. The Commissioner of Revenue denied the application due to over assessment on one property and under assessment on the other property. Because the Town cannot correct the under assessment (Omitted and Revised Warrant would have been done before the corresponding Fiscal years ended) we cannot correct the over assessment.

Executive Session:

Motion to enter executive session at 6:02. Motion by Peter Sullivan, 2nd by Ellen Blanchard. (3-0)

Board approved FY20 RE abatement for Keys #2235, 1864 and 698

Motion to leave executive session at 6:18. Motion by Peter Sullivan, 2nd by Ellen Blanchard. (3-0)

Any other business:

Next meeting:

Next meeting will be August 18, 2020 at 5pm

Motion to adjourn at 6:21 by Peter Sullivan, 2nd by Ellen Blanchard (3-0)

Respectfully submitted,

Craig Schoaf

Assistant Finance Director