



**TOWN OF PROVINCETOWN**  
**DEPARTMENT OF MUNICIPAL FINANCE - ASSESSORS' OFFICE**

*260 Commercial Street, Provincetown, MA 02657*  
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Minutes of the  
BOARD OF ASSESSORS MEETING  
Town Hall, Thursday, January 3, 2019  
Caucus Hall Conference Room  
260 Commercial Street

**CALL TO ORDER:** Ms. Parsons called the meeting to order at 3:00 p.m.

**MEMBERS PRESENT:** Ms. Leslie Parsons (Chair)  
Ms. Patty DeLuca  
Mr. Scott Fahle

**MEMBERS ABSENT:** Mr. Robert Sanborn

**STAFF PRESENT:** Mr. Scott Fahle, Principal Assessor

**STAFF ABSENT:** Ms. Cheryl MacKenzie, Assessors Office Manager

**PREVIOUS MINUTES:**

Mr. Fahle made a motion to accept the posted BOA Minutes of November 15, 2018. Ms. Parsons seconded the motion, and the motion carried by a 3-0-0 vote.

**PUBLIC STATEMENTS:**

None

Ms. DeLuca motioned that we call the meeting into Executive Session, and Mr. Fahle seconded the motion. The motion was carried by a vote of 3-0-0.

Ms. Parsons called the Meeting into Executive Session per the Massachusetts General Law 30A – Section 21 @ 3:01 PM

**Begin Executive Session: OPEN MEETING LAW, G.L. c. 30A, §§ 21**  
MGL c 59, ss60 – Application for Abatement/Exemptions  
MGL c 59, ss52B – Valuation Information

MGL c 59, ss8A – Discovery Collected in ATB Cases  
 MGL c 59, ss38D – Written Return of Information  
 MGL c 59, ss61A – Discovery Collected with Abatement Applications

**End Executive Session: OPEN MEETING LAW, G.L. c. 30A, §§ 21**

MGL c 59, ss60 – Application for Abatement/Exemptions  
 MGL c 59, ss52B – Valuation Information  
 MGL c 59, ss8A – Discovery Collected in ATB Cases  
 MGL c 59, ss38D – Written Return of Information  
 MGL c 59, ss61A – Discovery Collected with Abatement Applications

Ms. Parsons motioned that we end Executive Session, and Ms. DeLuca seconded the motion. The motion was carried by a vote of 3-0-0.

Ms. Parsons officially ended Executive Session at 3:52 p.m.

**FY19 REAL ESTATE PROPERTY ABATEMENTS**

The Board reviewed the Third list of FY 2019 Real Estate Property abatement applications.

Eighteen (18) applications were reviewed with the following action(s):

1. 73-U8.5 Commercial St– Granted to Value of \$340,700. The motion carried by a vote of 3-0-0.
2. 73-.5UBR Commercial St – Granted to Value of \$513,000. The motion carried by a vote of 3-0-0.
3. 73-.5URI Commercial St – Granted to Value of \$354,800. The motion carried by a vote of 3-0-0.
4. 73-.5UHE Commercial St – Granted to Value of \$387,200. The motion carried by a vote of 3-0-0.
5. 73-.5USP Commercial St – Granted to Value of \$452,300. The motion carried by a vote of 3-0-0.
6. 73-.5UNE Commercial St – Granted to Value of \$303,600. The motion carried by a vote of 3-0-0.
7. 73-.5UOR Commercial St – Granted to Value of \$371,800. The motion carried by a vote of 3-0-0.
8. 12 Off Cemetery Rd - Granted to Value of \$586,500. The motion carried by a vote of 3-0-0.
9. 348-A U5 Commercial St – Granted to Value of \$716,700. The motion carried by a vote of 3-0-0.
10. 59 Pleasant St – Granted to Value of \$242,400. The motion carried by a vote of 3-0-0.
11. 579 Commercial St – Granted to Value of \$1,273,000. The motion carried by a vote of 3-0-0.
12. 13 Creek Rnd Hill Rd – Granted to Value of \$1,504,100. The motion carried by a vote of 3-0-0.
13. 11 Creek Rnd Hill Rd – Granted to Value of \$1,719,800. The motion carried by a vote of 3-0-0.
14. 583-583A Commercial St– Denied- Value Remains at \$2,437,900. The motion carried by a vote of 3-0-0.
15. 5 Old Colony Wy– Denied- Value Remains at \$781,700. The motion carried by a vote of 3-0-0.

16. 348-A U2 Commercial St– Abatement Denied- Value Remains at \$246,400. The motion carried by a vote of 3-0-0.
17. 348-A U1 Commercial St– Abatement Denied- Value Remains at \$183,300. The motion carried by a vote of 3-0-0.
18. 348-A U6 Commercial St– Abatement Denied- Value Remains at \$333,700. The motion carried by a vote of 3-0-0.

### **FY19 PERSONAL PROPERTY ABATEMENTS**

The Board reviewed the Third list of FY 2019 Personal Property abatement applications. Two (2) applications were reviewed with the following action:

1. 199 Bradford St – Granted to Value of \$0. The motion carried by a vote of 3-0-0.
2. 73-.5UOR- Abatement Denied. The motion carried by a vote of 3-0-0.

### **FY19 STATUTORY EXEMPTIONS/ABATEMENTS:**

#### **Exemptions**

The Board reviewed the Third list of FY2019 exemptions to date. Seven (7) applications were reviewed with the following actions:

**Clause 41C - Elderly Persons** –Two (2) applications were considered for this period. All applicants meet the current requirements. The motion carried 3-0-0.

**Community Preservation Act** - Four (4) applications were considered for this period. All applicants meet the current requirements. The motion carried 3-0-0.

**Clause 22 - Veterans** – None

**Clause 22E – Veterans 100% disabled-** None

**Clause 37A – Blind Persons** – None

**Clause 17D-Surviving Spouse/Elderly** – One (1) application was considered for this period. All applicants meet the current requirements. The motion carried 3-0-0.

**Clause 41A Deferrals** – None

**Section 5K – Senior Volunteer Work Credit** – None

### **FY19 – AFFORDABLE HOUSING ABATEMENTS:**

#### **Affordable Housing**

The Board reviewed the First list of FY2018 Affordable Housing Applications as follows: A total of Seven (7) properties consisting of Eleven (11) units were reviewed: All Eleven (11) units met the current requirements. The motion carried 3-0.

## **FY19 – RESIDENTIAL EXEMPTIONS**

### **Residential Exemptions/Abatements**

The Board reviewed the Third list of FY2019 Residential Exemptions to be processed as Abatements to date. Five (5) applications were reviewed with the following actions:

**Residential Exemptions/Abatements** –Five (5) applications were considered for this period. Four (4) applicants meet the current requirements, One (1) was not qualified. The motion carried 3-0-0.

## **FY19 – EXPANDED RESIDENTIAL EXEMPTIONS**

### **Expanded Residential Exemptions/Abatements**

The Board reviewed the First list of FY2019 Residential Exemptions to be processed as Abatements to date. One (1) application was reviewed with the following action:

**Expanded Residential Exemptions/Abatements** –One (1) application was considered for this period. One (1) applicant met the current requirements. The motion carried 3-0-0.

## **ASSESSORS OFFICE UPDATES**

Mr. Fahle mentioned to the Board that interviews for the newly created year-round part-time field inspector position will be conducted the week of January 7<sup>th</sup>, 2019.

Mr. Fahle told the board that there is only one remaining real estate abatement to vote on. A decision on whether to grant an abatement is contingent of the completion of an analysis of the recently returned Income and Expense form. Mr. Fahle told the Board that the tax payer would grant an extension beyond the 90 day review period if required.

Mr. Fahle also mentioned to the Board that the Annual Notices (Personal Property) have been posted on the Town website, Assessor's website, and notices have been posted around Town.

## **APPROVAL AND SIGNATURES FOR MOTOR VEHICLE/BOAT COMMITMENT AND ABATEMENT REPORTS:**

Mr. Fahle provided the Board members with the following documents for signatures as follows: All were approved (3-0).

1. FY16 MV Abatements
2. FY18 MV Abatements
3. FY18 BT Abatements
4. FY18 MV Excise Tax Commitment

**MISCELLANEOUS:**

None

**NEXT BOA MEETING:**

TBD

**ADJOURNMENT:**

Ms. Parsons motioned to adjourn the meeting, seconded by Ms. DeLuca. The meeting was adjourned at 3:56 p.m.

Respectfully submitted:

*Scott Fahle*

Scott Fahle,  
Principal Assessor

*Scott Fahle*

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**Scott Fahle, Principal Assessor**