

Board of Assessors Minutes of Meeting March 27, 2025

ZOOM CONFERENCE INFORMATION WAS POSTED IN THE MEETING AGENDA FOR THE PUBLIC TO JOIN.

Attendance: Assessors Norman Charest, Robert Makuch and Phillip Schneider, Principal Assessor, Kelly McCormick and Associate Assessor Jane Ferrentino. Assessor, Rober Makuch and Associate Assessor, Jane Ferrentino, joined by zoom.

A motion was made to call the meeting to order at 3:39 PM. There were no calls from the public to join the meeting.

Approval of Minutes: Mr. Schneider motioned to approve the December 18, 2024, Open Session Meeting Minutes with one correction. Mr. Makuch seconded the motion. All in favor. Mr. Charest motioned to approve the December 18, 2024, Executive Session Meeting Minutes. Mr. Schneider seconded the motion. All in favor. Mr. Charest motioned to approve the January 21, 2025, Open Session Meeting Minutes. Mr. Schneider seconded the motion. All in favor. Mr. Charest motioned to approve the January 21, 2025, Executive Session Meeting Minutes with corrections. Mr. Schneider seconded the motion. All in favor. Mr. Charest motioned to approve the February 10, 2025, Open Session Meeting Minutes. Mr. Schneider seconded the motion. All in favor. Mr. Charest motioned to approve the February 10, 2025, Executive Session Meeting Minutes. Mr. Schneider seconded the motion. All in favor.

Jane will revise the minutes with the amendments discussed and add the Open Session Meeting Minutes to the town website.

Correspondence:

- MAAO Spring Conference – Kelly informed the Board of the conference on April 9th about Residential Cost Monitoring at Lake Pearl in Wrentham.
- Kelly informed the Board of the documentation from Joanne from Planning for the Warrant regarding the BESS and the Bylaw for ADUs.

Office Update:

- FY2026 Cyclical Inspections – Kelly informed the Board that Jane has mailed the first batch of postcards for FY2026 Cyclical Inspections. Zach Bombard has all the property cards and will begin the inspections sometime next week.
- Request for Partial Lien Release – Attorney Paul Barry requested two Partial Lien Releases for 236 Mill Rd. Board members signed both lien releases. Jane informed the Board that the property has been out of Chapter for many years. Jane will contact the attorney to send the filing fee to have the lien releases be recorded.

FY2025 Actual Revised Commitment & Warrant – Kelly presented the Board with a FY25 revised actual Commitment and Warrant to sign. She explained that there was one property that did not have the dwelling on the FY25 actual bill. This has now been corrected and Kelly has

written a letter to the owner explaining what happened. The amount for the Commitment and Warrant are as follows:

- Real Estate \$6,992.71
- CPA \$22.58

Signatures:

- Mileage Reimbursement (Jane and Kelly) – \$60.48- Expense #01-141-5420-04
- Payroll for April and May
- Weekly Timesheets
- MassCor Envelopes - \$86.00 - Expense #01-141-5420-04
- Staples Office Supplies - \$129.42 - Expense #01-141-5420-04

Executive Session – At approximately 4:15 PM Mr. Charest made a motion to enter into Executive Session to comply with the provisions of Chapter 59 Section 60 Purpose #7 to discuss and review the FY2025 Real Estate Abatement Applications, FY2025 Real Estate Exemption Applications, Motor Vehicle Excise Abatements, and FY2026 Chapter Applications. Mr. Schneider seconded the motion. The Board will resume in Open Session. A roll call vote was taken on the motion. Mr. Charest – yes. Mr. Makuch – yes. Mr. Schneider – yes. The Board voted unanimously in favor.

Open Session - At approximately 6:46 PM Mr. Charest made a motion to adjourn Executive Session and return to Open Session to record our votes taken in Executive Session. Mr. Schneider seconded the motion. A roll call vote was taken on the motion. Mr. Charest – yes. Mr. Makuch – yes. Mr. Schneider – yes. The Board voted unanimously in favor.

The following list is a recording of the votes taken by the Board of Assessors on the FY2025 Statutory Exemption Applications presented to them at the meeting. A roll call vote was taken on the applications: Mr. Charest – yes. Mr. Makuch – yes. Mr. Schneider – yes. The Board voted unanimously in favor.

MBLU	Block	Lot	Owners Name	Address Line 1	Clause	Vote
21	68	12	DUFault LEE J	14 SOUTHWOOD CR	37	APPROVED
21	175	0	OTTOSON NICHOLAS	50 WOODLAND DR	22	APPROVED
22	134	0	JOSEPH HEATH	175 SESSIONS DR	22	APPROVED
2	6	0	AINSWORTH ERIC D	308 SOMERS RD	22	APPROVED
7	69	0	DESROSIERS GEORGE B	63 COLONY DR	22	APPROVED
12	162	0	FORD THOMAS W	67 SOMERS RD	22	APPROVED
17	129	0	MAHONEY JAMES J	182 WILBRAHAM RD	22	APPROVED
6	28	1	RONCARATI BEN ALLEN	5 GRIST MILL LN	22	APPROVED
22	143	0	GIBEAU GENEVIEVE M	27 MOUNTAINVIEW DR	22D	APPROVED
7	78	0	BAILEY WILLIAM	104 COLONY DR	22E	APPROVED
35	25	0	LORD TIMOTHY P	69 NORTH RD	22E	APPROVED
6	29	0	MENDRALA ALFRED J JR	23 FOX RUN LN	22E	APPROVED
7	16	0	SMITH DEON	25 POTSH HILL LN	22E	APPROVED

Next Meeting:

The next Board meeting will be determined at a later date. Meeting adjourned at 6:48PM.
Respectfully Submitted,
Jane Ferrentino
Associate Assessor