



DENNIS TOWN CLERK
RCVD 2023APR6PM2:45

Town of Dennis
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Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L.c. 30A §18, and the Governor's March 15, 2020 Order imposing strict limitation on the number of people that may gather in one place, this meeting of the **Dennis Board of Assessors on Tuesday, February 7, 2023 at 4:00PM** originally scheduled to be held in the Town Hall will be physically closed to the public and conducted via remote participation to the greatest extent possible. Specific information and general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found at the town's website at www.town.dennis.ma.us. This meeting was not televised nor was there any in-person attendance of members of the public permitted. However, despite best efforts, technological capabilities did not adequately support public access to this remote meeting, the Town of Dennis will ensure that the minutes of this meeting are posted on the Town's website as soon as possible after the meeting.

Members not present: Michael O'Connor.

Members Present via Zoom: Cathy Fryxell, MAA, presiding; MAA; Gary Fryxell, MAA;

Members Present in Person: Tony Podlesney, MAA

Staff present: John Robertson, MAA; Kathleen Travelo, CAA

The meeting of the Dennis Board of Assessors was called to order by Mrs. Fryxell at 4:08 pm, in response to Mrs. Fryxell's affirmation request, no one present on the conference call intended to video tape or audio record this meeting. There was a delay in the start of the meeting due to technical difficulties with the Zoom call.

Minutes: On motion of Mr. Podlesney, seconded by Mr. Fryxell the minutes of the November 7, 2022 meeting were unanimously approved.

Public Comment: there were no members of the public present.

Director's Update: Mr. Robertson stated that he reached out to other assessors to enquire about the value of exterior kitchens and other items that should add value. He is continuing to putting that data together for the Board to review.

Mr. Robertson wanted to discuss PK's fireplace codes and come up with an agreed upon definition that accurately reflects the value of each type of fireplace.

Mr. Podlesney inquired about the Marshall and Swift values but it wasn't clear as to what their definitions for each item were. Mr. Fryxell noted that some gas inserts are as inexpensive as \$1,000.00. Adding both MST and FPL or FPL and GFP increased the value too much and seems like double taxation on the item.

The Board decided to define the items as following:

MST = Masonry Stack or Metal Pipe (insert or wood stove)

FPL = Masonry Stack and Fireplace

GFP = Gas Fireplace is a direct vent type fireplace

Metal pipes that are part of the home heating system (furnace) are built into the cost of the home and are not taxed separately. They may have a cement stack but those would not add value to the home.

Mr. Robertson said that he would reach out to PK to see if the values associated with each code is correct.

Mr. Robertson presented a board member suggested by Mrs. Smith, John Nahas. He resides in Chatham, is the Assessor for the Town of Truro, and owns property in Dennis. Whereas Board members are not required to be residents, Office Manager Angela Smith recommended him as a potential member. The Board recommended sending him the information to join the Board.

Betterment Payoff: there is one currently betterment payoff the works for 56 Black Ball Hill Road (307-31) with the Treasurer/Collector's Office but was not ready to be signed off by the Board at this time.

Motor Vehicle and Boat Abatements:

Mr. Robertson presented the abatements for the months of November, December, and January:

Motor Vehicle November 2020: \$275.94
Motor Vehicle November 2021: 389.74
Motor Vehicle November 2022: \$2,157.28
Boat November 2022: \$180.00
Motor Vehicle December 2021: \$13.75
Motor Vehicle December 2022: \$855.18
Motor Vehicle January 2022: \$647.57

On motion of Mrs. Fryxell, seconded by Mr. Podlesney the Board unanimously approved all the abatement applications.

Motor Vehicle and Boat Commitments:

MV Commitment Five for FY2022: \$76,059.96
MV Commitment Six for FY2022: \$56,267.07
Boat Commitment for FY2023: \$69,508.00

On motion of Mr. Fryxell, seconded by Mr. Podlesney, the Board unanimously vote to approve the Motor Vehicle and Boat Commitments.

Real Estate & Personal Property Commitments for FY 2023:

Water Liens for FY2023: \$8,332.05
Water Liens Supplementals for FY2023: \$770.19
Real Estate for FY2023: \$26,476,356.94
Personal Property for FY2023: \$322,389.97
Betterment or Special Assessment (CPA Tax): \$791,514.22
Betterment or Special Assessment (WIIF Tax): \$264,763.85

On motion of Mr. Fryxell, seconded by Mr. Podlesney, the Board unanimously voted to approve the water liens, real estate, personal property, and special assessments as presented.

Executive Session: On motion of Mr. Fryxell, seconded by Mr. Podlesney the board voted unanimously by roll call vote to enter executive session at 4:21PM. Pursuant to M.G.L. c. 30A, Sections 21 (a) (7) and M.G.L. c. 59 § 60 Review of Abatement Applications and Exemptions.

On motion of Mr. Podlesney, seconded by Mr. Fryxell the board voted unanimously by roll call vote to exit executive session at 4:45PM.

On motion of Mr. Fryxell, seconded by Mr. Podlesney the Board moved to approve abatement and exemption applications as discussed in executive session.

Adjournment: On motion of Mr. Fryxell, seconded by Mr. Podlesney the board unanimously voted to adjourn at 4:55 PM.

Respectfully submitted,
Kathleen Travelo, CAA
for the Board of Assessors