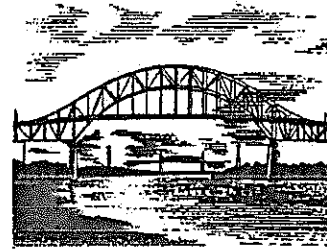


TOWN OF BOURNE
Board of Assessors
24 Perry Avenue
Buzzards Bay, MA 02532

(508) 759-0600 Ext. 1328 ♦ Fax (508) 759-8026

MEETING MINUTES



Michael Leitzel, Chairperson
Ellen Doyle Sullivan, Clerk
Donna Barakauskas Member

Rui Pereira, MAA
Director of Assessing

Minutes from the Board of Assessors Meeting which was held on February 6, 2024

Location: second floor conference room in Town Hall.

Meeting participants: Chairperson- Michael Leitzel , Clerk-Ellen Doyle Sullivan,
Member-Donna Barakauskas, Rui Pereira Director of Assessing

General Public present: members of Taylors Point Improvement Association; Joseph Carrara and Neil Langille

Open Session Meeting called to order: at 3pm. The motion was made by Michael Leitzel and seconded by Ellen Sullivan to call the meeting to order.

Public Comment: Neil Langille of Taylors Point Improvement Association mentioned to the Board that he has filed Real Estate abatement application for Fiscal Year 2024 seeking charitable exemption as the association owns the property on 10 Salt Works Lane in Buzzards Bay. Joseph Carrara also mentioned to the Board that the application includes supplemental material supporting its charitable activities for the last few years. After Neil Langille and Joseph Carrara spoke, Rui Pereira, informed the members their application was not on the agenda today and he will contact them to attend the next meeting once their application is ready to be voted on so they can state further comments.

The Board reviewed the minutes from the Open Session Board of Assessors meeting that was held on January 11, 2024. A motion was made by Donna Barakauskas and seconded by Michael Leitzel to approve and release the minutes.

The Board reviewed the executive session minutes from a meeting held on April 15, 2022. A motion was made by Ellen Sullivan and seconded by Donna Barakauskas to approve and release the executive session minutes

BOURNE TOWN CLERK
APR 5 '24 AM 10:31

The Board reviewed, voted and signed 14 Fiscal Year 2024 Real Estate and Personal Property abatement applications. Attached is the record of the abatements and the action taken by the Assessors.

Executive Session: The Board voted to go into Executive session at 3:40pm to discuss a pending Appellate Tax Board case under reason 3 of the Open Meeting Law Guild's Ten Purposes for Executive Session

A roll call was taken

Michael Leitzel- Yes

Donna Barakauskas-Yes

Ellen Sullivan-Yes

The Board voted to return open session at 3.55pm

A roll call was taken

Donna Barakauskas-Yes

Ellen Sullivan-Yes

Michael Leitzel-Yes

The board is discussed the next meeting date to be later determined.

There was no public comment or participation.

Meeting Adjourned: at 3:51 pm

Respectfully submitted,
Rui Pereira, MAA - Director of Assessing

Sort:

File #	Key	Parcel ID	Owner / Co-Owner	Location	Received Date	Certif. No / File No.	BOA Action Date	Vote Date	Result/ Comment	Committed Value	Adjusted Value	Change
F2024-0011	11469	4.4-44-0	RAUP RICHARD 2020 REV TRUST & LINDA STAPP 2020 REV TRUST	9 BRADFORD RD	01/10/2024	RP S2024-0003	04/10/2024	02/06/2024	Granted	6,730.00	0.00	(6,730.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			
F2024-0010	17381	14.0-51-0	VASCONCELOS MESSIAS C & ANA M ALVES	819 HEAD OF THE BAY RD	01/10/2024	RP S2024-0002	04/10/2024	02/06/2024	Granted	2,620.00	0.00	(2,620.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			
F2024-0015	19497	24.3-7-24	LIU BIN & HUA FAN	24 SHIPS WAY	01/16/2024	RP S2024-0005	04/16/2024	02/06/2024	Granted	4,110.00	0.00	(4,110.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			
F2024-0014	13540	41.0-6-0	RODMAN BRUCE & MERCEDES RODMAN	430 WINGS NECK RD	01/23/2024	RP S2024-0004	04/23/2024	02/06/2024	Granted	33,820.00	0.00	(33,820.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			
F2024-0012	20161	PP31.0-37-541	CONWAY JARED & RANAE GEARHART	260 MACARTHUR BLVD	01/09/2024	RP P2024-0007	04/09/2024	02/06/2024	Granted	27,000.00	0.00	(27,000.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			
F2024-0013	20222	PP31.0-37-557	SPITZER MATTHEW	260 MACARTHUR BLVD	01/18/2024	RP P2024-0008	04/18/2024	02/06/2024	Granted	9,200.00	0.00	(9,200.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			
F2024-0016	19380	PP35.0-139-TB	BUTLER HOME IMPROVEMENT LLC TYLER BUTLER	6 KATIE MARIE DR	01/16/2024	RP P2024-0009	04/16/2024	02/06/2024	Granted	6,520.00	0.00	(6,520.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			
F2024-0017	20145	PP38.1-46-1A	JONATHAN R BLACK	0 POCASSET RIVER	01/18/2024	RP P2024-0010	04/18/2024	02/06/2024	Granted	20,210.00	1,500.00	(18,710.00)
			<u>Review History:</u>	<u>By</u>	<u>Recommendation</u>	<u>Date</u>	<u>Due</u>	<u>Rev'd</u>	<u>Comment</u>			

Grant Totals

of AbateMENTS

8

Value Adjusted

108,710.00

Totals for Granted:

Extract:

Database:

Filter:

abatement date

LIVE

PropertyType IN S,P

AbateementsExist EXISTS

VoteDate IN 02/06/2024

Report #25: Abateements General Report

Fiscal Year 2024

Bourne, MA

Sort:

File #	Owner / Co-Owner	Location	Received Date	Certif. No / By	BOA Action Date	Vote Date	Result/ Comment	Committed Value	Adjusted Value	Change
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Total Number:

8

File #	Key	Parcel ID	Owner / Co-Owner	Location	Received Date	Certif. No / By	File No.	BOA Action Date	Vote Date	Result/ Comment	Committed Value	Adjusted Value	Change
F2024-0020	2005	11.4-52-0	DSM MB II LLC C/O JOHN M. LYNCH P C.	1 FACTORY OUTLET RD	01/12/2024	RP	R2024-0004	04/12/2024	02/06/2024	Granted	27,750,900.00	26,755,900.00	(995,300.00)
			<u>Review History</u>	<u>By</u>	<u>Date</u>	<u>Recommendation</u>		<u>Due</u>	<u>Rcv'd</u>	<u>Comment</u>			
			rp			Grant Abatement				The fiscal year 2024 abatement was a ATB settlement from a fiscal year 2022 and 2023 appeal. it was agreed that the fiscal year 2024 assessment to 26,755,600			
F2024-0018	3820	19.4-202-0	FLOECK JOHN E & LAURIE J FLOECK	4 BLUEBERRY RD	01/12/2024	RP	R2024-0002	04/12/2024	02/06/2024	Granted	453,000.00	385,200.00	(67,800.00)
			<u>Review History</u>	<u>By</u>	<u>Date</u>	<u>Recommendation</u>		<u>Due</u>	<u>Rcv'd</u>	<u>Comment</u>			
F2024-0021	7926	38.2-54-0	FADER WILLIAM BRIAN & BETTE JEAN FADER	8 MILL WHEEL LN	01/02/2024	RP	R2024-0005	04/02/2024	02/06/2024	Granted	414,400.00	404,100.00	(10,300.00)
			<u>Review History</u>	<u>By</u>	<u>Date</u>	<u>Recommendation</u>		<u>Due</u>	<u>Rcv'd</u>	<u>Comment</u>			
F2024-0019	9403	43.3-114-0	MCNEARNEY ERYN ETAL SEAN MCNEARNEY	1 HOPE AVE	01/22/2024	RP	R2024-0003	04/22/2024	02/06/2024	Granted	809,400.00	720,100.00	(89,300.00)
			<u>Review History</u>	<u>By</u>	<u>Date</u>	<u>Recommendation</u>		<u>Due</u>	<u>Rcv'd</u>	<u>Comment</u>			
F2024-0022	10735	51.0-23-0	BELLIVEAU BRIAN F & LUNDA TRS BELLIVEAU LIVING TRUST	1195 COUNTY RD	01/09/2024	RP	R2024-0006	04/09/2024	02/06/2024	Granted	916,500.00	914,500.00	(2,000.00)
			<u>Review History</u>	<u>By</u>	<u>Date</u>	<u>Recommendation</u>		<u>Due</u>	<u>Rcv'd</u>	<u>Comment</u>			
F2024-0023	11239	54.0-51-0	CAPE AND ISLANDS SELF-RELIANCE CORP.	1396 ROUTE 28A	01/09/2024	RP		04/09/2024	02/06/2024	Denied	465,900.00	465,900.00	
			<u>Review History</u>	<u>By</u>	<u>Date</u>	<u>Recommendation</u>		<u>Due</u>	<u>Rcv'd</u>	<u>Comment</u>			
			rp			Deny Abatement				Denied abatement due to the fiscal year 2024 3abc not being filed by march 1,2023. applicant has not filed for charitable for the last 3 years			

Grant Totals

# of Abatements	5	Value Adjusted	1,164,700.00
Totals for Granted:	5		
Totals for Denied:	1		
Total Number:	6		