



## MANCHESTER-BY-THE-SEA

### BOARD OF ASSESSORS • TOWN HALL

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### **Board of Assessors Open Session Meeting Minutes April 13, 2023**

The meeting was called to order by Mr. Logue at 5:35 p.m. The hybrid meeting was held in Room 7. Members of the Board Louis Logue, Jeff McAvoy, Rob Beatty, and Principal Assessor Branciforte were present. Roll call: Louis Logue, Chairman. Jeff McAvoy, Board Member. Rob Beatty, Board Member.

Minutes from the March 16, 2023, meeting were reviewed. Mr. Logue made a motion to accept the minutes as presented. Mr. Beatty seconded the motion with all in favor.

Sales report for March 2023 was discussed.

Monthly report for March 2023 was reviewed. Land surveying in Manchester Woods was discussed. The cost of research is much higher than the value of the parcels being identified. Mr. Logue asked if there is one land area more superior for assessing purposes. Principal Assessor will reach out to Donohoe Land Survey for this information although it appears that side of Town is all landlocked and wet. BOH Inspections for room count were discussed next. Mr. Logue asked that the new Board of Health Director accompany Principal Assessor on the room count inspections. Principal Assessor Branciforte will convey the message to BOH Director Wendy Hansbury.

The next BOA meeting is scheduled for Thursday, May 11, 2023, at 5:30PM.

At 6:05 p.m. Mr. Logue made a motion to adjourn Open Session and enter Executive Session. Mr. McAvoy seconded the motion with all in favor.

Executive Session called under MGL 30A, section 21 sub-section (a) sub-sub section (7) to discuss non-public records MGL Chapter 59: minutes from March 16, 2023, meeting, motor vehicle and boat abatements (if any), motor vehicle/boat denials (if any), FY23 senior exemption applications (if any), FY23 RE/PP abatement applications (if any). Mr. Logue motioned to enter Executive Session, seconded by Mr. Beatty. Mr. Logue stated that the Board will not reconvene to Open Session after Executive Session. Roll call vote: Mr. Logue: AYE; Mr. McAvoy: AYE; Mr. Beatty: AYE.

Documents reviewed at the meeting:

- Minutes from March 16, 2023, Open Session meeting
- March 2023 Sales Report
- March 2023 Monthly Report

Respectfully submitted by Michelle Branciforte, MAA, Principal Assessor

**APPROVED: May 11, 2023**

**Board of Assessors  
Executive Session Meeting Minutes  
April 13, 2023**

A meeting of the Manchester Board of Assessors was held on April 13, 2023, at 6:05 p.m. in Room 7. Executive Session was called under MGL 30A, section 21 sub-section (a) sub-sub section 7 to discuss non-public records MGL chapter 59. Members of the Board Louis Logue, Jeff McAvoy, Rob Beatty, and Principal Assessor Branciforte were present.

Executive Minutes from March 16, 2023, meeting were reviewed. Mr. Logue made a motion to accept the Minutes. Mr. Beatty seconded the motion with all in favor. **PASSED 3-0.**

March 2023 Abatements Report was reviewed. Mr. Logue made a motion to accept the Report as presented. Mr. McAvoy seconded the motion with all in favor. **PASSED 3-0.**

FY23 Senior Exemptions Applications #23, #24, #25 were reviewed. Mr. McAvoy made a motion to approve all three Applications. Mr. Beatty seconded the motion with all in favor. **PASSED 3-0.**

FY23 RE/PP Abatement Application #4 was reviewed. Mr. Logue made a motion to grant a combined abatement of \$13,873.99 plus CPA \$208.11 (reduction in value of \$1,330,200). Mr. McAvoy seconded the motion with all in favor. **PASSED 3-0.**

At 7:23 p.m. Mr. Logue made a motion to adjourn the meeting and not reconvene to Open Session. Mr. McAvoy seconded the motion with all in favor. **PASSED 3-0.**

Respectfully submitted by Michelle Branciforte, MAA, Principal Assessor

**APPROVED: May 11, 2023**