

MEETING NOTICE

The Wiscasset Selectboard, Tax Assessors & Overseers of the Poor will meet **Wednesday, September 13, 2023 at 5:30 p.m.** in the Municipal Building Meeting Room and via Zoom

Join Zoom Meeting

<https://us02web.zoom.us/j/89949074298?pwd=UllSQTRtd1RqQ1YvSEV5T0l6UWNsQT09>

Meeting ID: 899 4907 4298

Passcode: 083446

Find your local number: <https://us02web.zoom.us/u/kduhVcebfc>

AGENDA

5:30 p.m. Call the regular meeting to order

1. Pledge of Allegiance
2. Maine Yankee Assessment
 - **Motion: To accept the Appraisal Report on the Maine Yankee Independent Spent Fuel Storage Installation dated August 15, 2023 with effective date April 1, 2023 prepared by Federal Appraisal LLC for establishing the valuation methodology and conclusions for assessing the real and personal property that make up the Maine Yankee ISFSI land, building and improvements at Bailey Point.**
 - **Motion: To instruct the Town's assessing agent to revise the property tax accounts as follows:**
 - Account #RE 2541** to include Maine Yankee's currently taxable real estate at Bailey Point (Map R8 Lot 5): land, buildings and improvements
 - Account #RE 2140** to include Maine Yankee's currently exempt real estate and personal property at Bailey Point (TSCs, VCCs, concrete pads)
 - Account #PP 284** to include Maine Yankee's personal property equipment and other items at Bailey Point ISFSI
 - Account #RE 2783** to include Maine Yankee's real estate on Route 1 (Map U19, Lot 4): land, buildings and improvements

- **Motion: To value Maine Yankee’s real estate and personal property in the Town of Wiscasset for the April 1, 2023 valuation date at \$185,834,948, with real and personal property taxation to be assessed on that value as follows:**

Account #RE 2140 is real estate and personal property valued at \$93,820,000 but which, for the 4/1/2023 valuation year, is exempt from taxation as an “air pollution control facility” subject to pending appeal;

Account #PP 284 is non-exempt personal property at Bailey Point valued at \$1,281,048

Account #RE 2541 is non-exempt real estate at Bailey Point valued at \$90,500,000 as follows:

Buildings:	\$1,640,000
Land:	\$88,860,000

Account #RE 2783 is non-exempt real estate on Route 1 valued at \$233,900.

3. FY’ 24 Tax Commitment

- **Motion: At the Board’s discretion**

4. Approval of November 7th, 2023 Special Town Meeting Warrant

- **Motion: At the Board’s Discretion**

5. Adjournment